



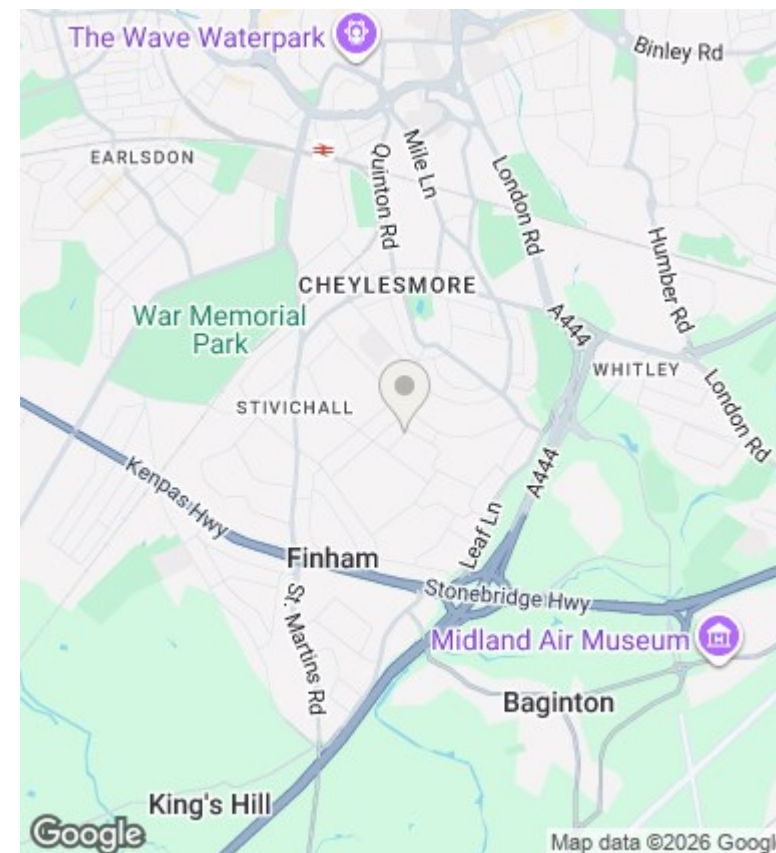
20 Ivybridge Road, Coventry, CV3 5PH

Offers In The Region Of £330,000

- Three bedrooms: 2 double, 1 box room
- Conservatory for extra space
- Utility room next to kitchen
- Viewing recommended!
- Bathroom with bath and shower
- Large garden for outdoor fun
- Downstairs toilet for convenience
- Spacious living and dining room
- Good size garage for storage
- Quiet area in Coventry



TOTAL FLOOR AREA: 1159 sq.ft. (107.6 sq.m.) approx.
 While every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Directions

Viewings

Viewings by arrangement only.
 Call 02477360158 to make an appointment.

Council Tax Band

D

EPC Rating:

D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		73
(55-68) D	61	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	