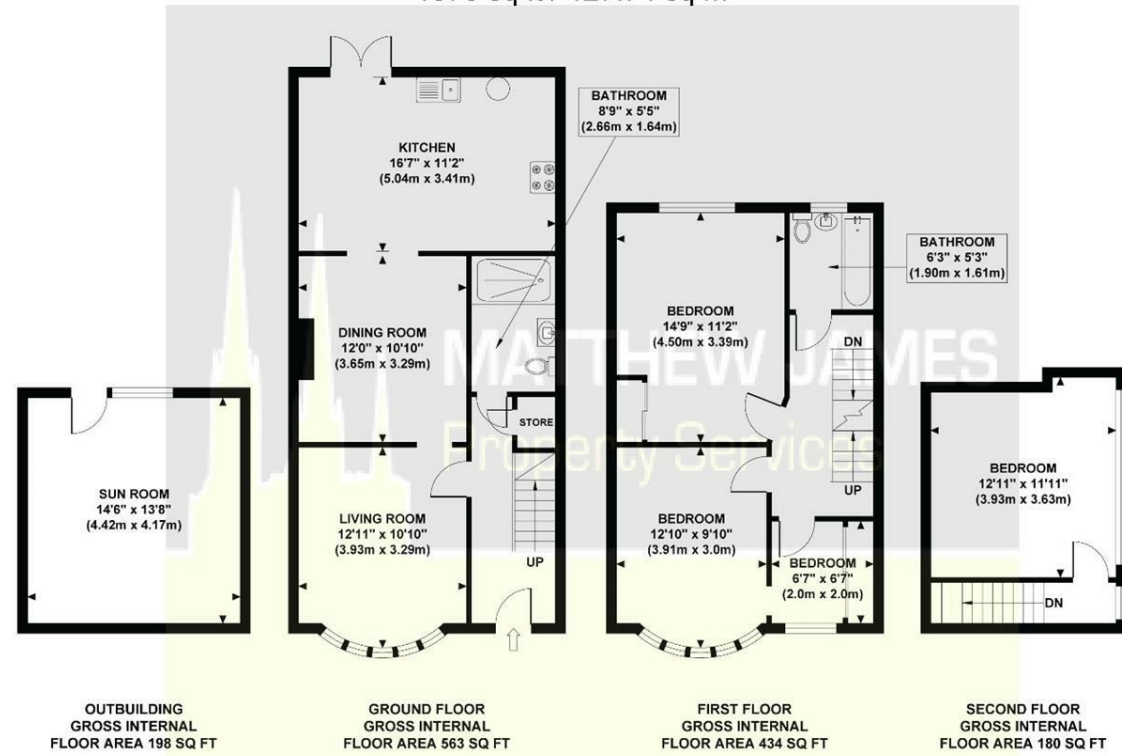




DULVERTON AVENUE
Approximate Gross Internal Area
1375 sq ft / 127.74 sq m



Although every attempt has been made to ensure accuracy, all measurements are approximate and no responsibility is taken for any error, omission, or mid-statement. This floor plan is for illustrative purposes only and not to scale. Measured in accordance to RICS standards.



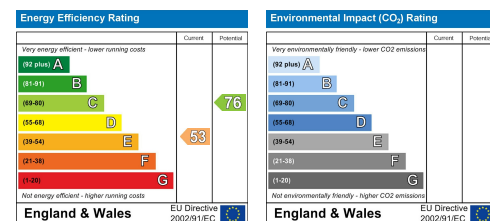
16 Dulverton Avenue
, Coventry CV5 8HF

Spacious family home in the desirable Coundon area of Coventry, this charming terraced house on Dulverton Avenue presents an excellent opportunity for families seeking a comfortable and spacious home. Upon entering, you are greeted by a generous entrance hall that sets the tone for the rest of the property. The ground floor boasts two inviting reception rooms; one features a cosy gas fireplace, perfect for those chilly evenings, while the dining room, complete with an open fire, creates a warm and welcoming atmosphere for family meals and gatherings. The spacious kitchen, equipped with a breakfast bar, offers a delightful view of the rear garden through French doors, allowing natural light to flood the space.

Moving to the first floor, you will find three well-proportioned bedrooms, with the box room currently serving as a practical wardrobe and dressing area. The family bathroom is conveniently located on this level, ensuring ease of access for all. Ascending to the second floor, a fourth bedroom provides additional space, ideal for guests or as a private study.

Outside, the property features a driveway that accommodates two cars, a valuable asset in this area. The rear garden is a true highlight, boasting a sunny patio area, a tranquil pond, and a well-maintained lawn,

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



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Guide Price £265,000

16 Dulverton Avenue

, Coventry CV5 8HF



- COUNDON PROPERTY
- TWO RECEPTION ROOMS
- REAR GARDEN WITH PATIO AND LAWN
- OPEN HOUSE SATURDAY THE 2ND OF MAY AT 11 AM, PLEASE CALL TO BOOK AN APPOINTMENT
- FOUR BEDROOMS
- BUILT IN WARDROBES IN MASTER BEDROOM
- SPACIOUS FAMILY HOME
- EXTENDED KITCHEN
- LARGE OUTBUILDING IN REAR GRADEN
- DRIVEWAY TO FRONT

Entrance hall

Living room

12'11 x 10'10 (3.94m x 3.30m)

Dining room

12'0 x 10'10 (3.66m x 3.30m)

Wet Room

Kitchen

16'7 x 11'2 (5.05m x 3.40m)

Bedroom One

12'10 x 9'10 (3.91m x 3.00m)

Bedroom two

14'9 x 11'2 (4.50m x 3.40m)

Bedroom three

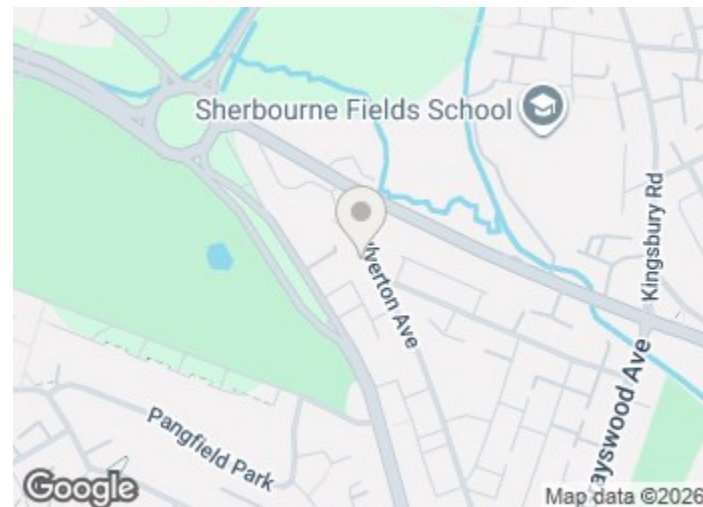
6'7 x 6'7 (2.01m x 2.01m)

Bedroom Four

12'11 x 11'11 (3.94m x 3.63m)

Sun/Garden room

14'6 x 13'8 (4.42m x 4.17m)



Directions

