







3 Bedroom House - Terraced

located on Newton Close, Coventry

Offers Over £205,000

UP Estates

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Offers Over £205,000

- THREE BEDROOM TERRACED HOME
- READY TO MOVE INTO
- BRAND NEW BOILER INSTALLED AUGUST 2026
- SPACIOUS LIVING ROOM & DINING AREA
- SLIDING DOORS TO REAR GARDEN
- WELL PROPORTIONED KITCHEN
- SEPARATE UTILITY ROOM WITH NEW ROOF
- MODERN FAMILY BATHROOM
- GENEROUS REAR GARDEN WITH SINGLE GARAGE
- EASY ACCESS TO M6, M69 & UHCW

THREE BEDROOM TERRACED HOME | READY TO MOVE INTO | BRAND NEW BOILER WITH 10 YEAR WARRANTY | SEPARATE UTILITY ROOM | SINGLE GARAGE

Situated in a popular residential location, this well presented three bedroom terraced home is ready to move into and offers practical accommodation throughout. The property is conveniently positioned close to local amenities and Woodway Walk, providing access to a variety of nature walks, It also offers easy access to the M6 and M69, and is within walking distance of University Hospital Coventry and a range of supermarkets, including Aldi, Tesco Extra, Asda, and Co-op.

The accommodation begins with a porch leading into the entrance hall and through to a generous living room. The living room continues through to the dining area, with sliding doors providing direct access to the rear garden and creating a pleasant connection between the living and outdoor spaces. The well proportioned kitchen is well presented and is complemented by a separate utility room, which also benefits from a new roof. The property also benefits from a brand-new boiler with a Hive Smart Heating system.

Upstairs, there are two generous double bedrooms alongside a well proportioned single bedroom. A modern family bathroom completes the first floor, with the property having been well decorated throughout. Further benefits include a Hive thermostat and a brand new boiler installed in August 2026, which comes with a 10 year warranty.

Externally, the property benefits from a generous rear garden, providing a good sized outdoor space, with a single garage positioned at the end of the garden. To the front is a small front garden.







IMPORTANT NOTE TO PURCHASERS

Prospective buyers will be required to provide identification documentation in accordance with Anti-Money Laundering Regulations at a later stage. We ask for your cooperation to ensure that there are no delays in agreeing the sale.

While we strive to make our sales particulars accurate and reliable, they do not form part of any offer or contract and should not be relied upon as statements of fact or representation. Any services, systems, or appliances mentioned have not been tested



by us, and no guarantee is given regarding their condition or functionality.

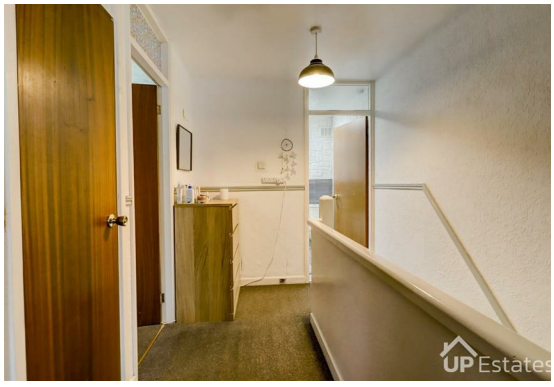
All measurements are approximate and intended as a guide only. Some details may still require vendor approval. If you need clarification or further information, particularly if you are traveling a significant distance to view the property, please contact us.



All fixtures and fittings must be agreed with the seller via the fixtures and fittings form, which will form part of the legal contract through the conveyancing process. As the marketing estate agent, our particulars and communications are not legally binding—only the legal documentation prepared by solicitors is.



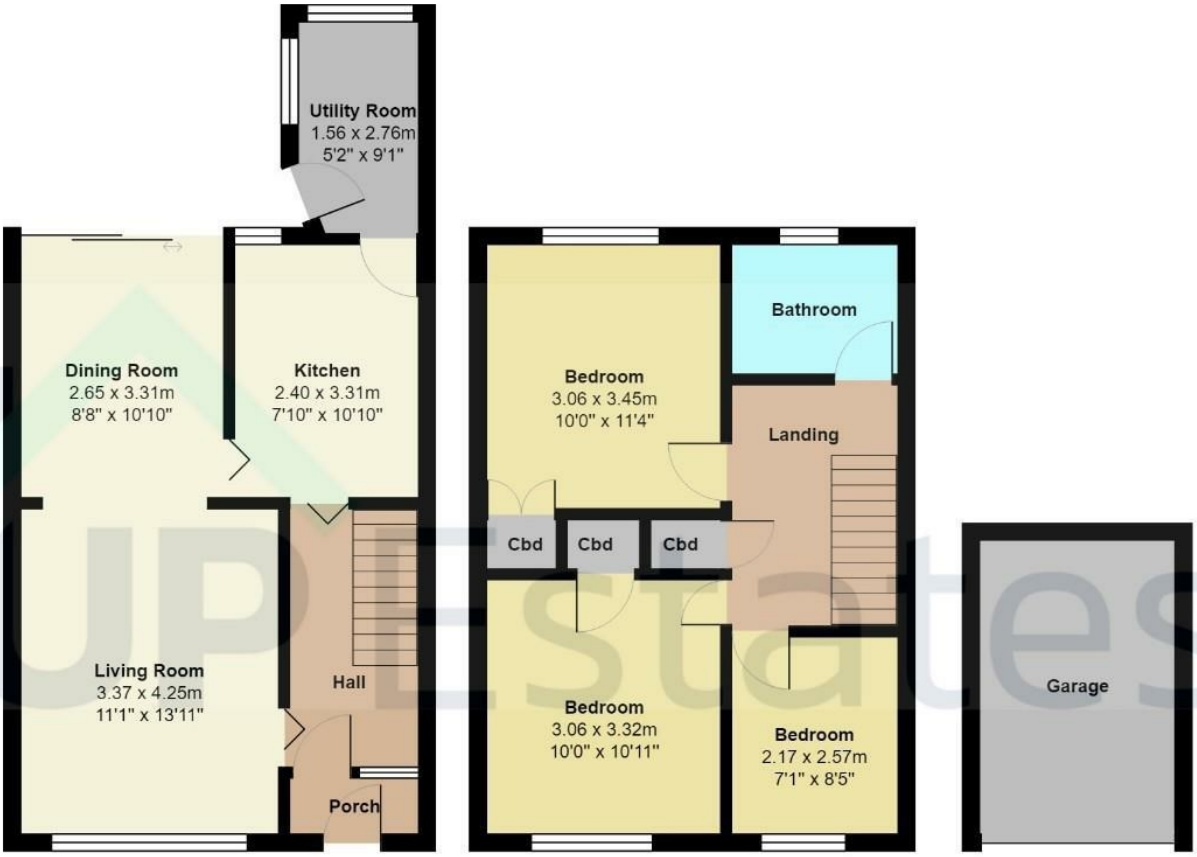
Up Estates has not verified the legal title of the property, and buyers must obtain confirmation from their solicitor.





Newton Close, Coventry





Total Area: 86.2 m² ... 928 ft² (excluding garage)

All measurements are approximate and for display purposes only

CONTACT

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