



TAILOR MADE

SALES & LETTINGS



Wendover Rise

Allesley Park, Coventry, CV5 9JQ

£1,050 Per Calendar Month



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Property Overview

Tailor Made Sales & Lettings bring to market this extended 3 bedroom end of terrace property, in the ever popular Allesley Park area of Coventry.

Briefly comprising of; Entrance Porch, Hallway, Thru Lounge Diner & extended Kitchen with Utility Space on the ground floor. Upstairs there are three Bedrooms, two of which are doubles, as well as the Family Bathroom.

Externally there is a private garden to the rear, with large shed & a driveway to the front of the property. Benefitting from excellent local amenities & schooling. Presented unfurnished. Available Now.

Front of Property

Front of Property with driveway for two cars, leading to entrance porch.

Entrance Porch & Hallway

Entrance porch, leading to hallway with access to all principal ground floor rooms, and stairway to first floor.

Thru Lounge Diner

Thru lounge diner with glazed unit to the front elevation, feature fireplace, archway leading into extended space/utility.

Kitchen

Kitchen with selection of wall & floor units, cooker with extractor hood, utility space, side door to rear garden.

Stairway and Landing

Stairway leading to first floor landing. Doors to all principal first floor rooms.

Bedroom One

Bedroom to the front aspect of the property, built in storage.

Bedroom Two

Double Bedroom to the rear of property. Built in storage.

Bedroom Three

Single Bedroom to the front aspect of the property.

Family Bathroom

Family Bathroom with bath with thermostatic shower over, sink & W/C.

Rear Garden

Rear Garden with lawned area, side access & large storage shed.

Agents Disclaimer - Let

While we endeavour to make our lettings particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point of which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.

The measurements indicated are supplied for guidance only and as such must be considered incorrect.

Please note that the furniture, fixtures & appliances included within the marketing photos may not be a true representation of that which will be included in any potential let. Details of the furniture, fixtures &

appliances to be included are usually detailed within the property description.

These particulars are issued in good faith but do not constitute representations of fact, or form part of any offer or contract. The matters referred to in these particulars should be independently verified by prospective buyers or tenants.

ABOUT US

Tailor Made Sales & Lettings is a family run business established in 2016. The company is built on strong core values: a belief that an honest, reliable and efficient approach is essential in building trust and credibility. Tom Glancy, Director of Tailor Made Sales & Lettings, has 17 years Estate Agency experience and is a member of the NAEA, Property Ombudsman and Safe Agent giving all our clients and customers the guarantee that they are in safe hands.

The business will not only offer all aspects of Estate Agency (including Sales, Lettings and Property Management) but will also provide invaluable advice and recommendations for Solicitors, Financial Advisors and Surveyors to support you and your

family throughout the entire moving process. Tailor Made Sales & Lettings takes an innovative approach to the industry, offering a flexible and transparent fee structure. This gives you the opportunity to create the best package for your individual requirements.

The internet has transformed the way we search, sell and let properties. Present high street estate agents act as intermediaries, leading to colossal fees and commissions: you have every right to question whether this added cost is acceptable. We believe Tailor Made Sales & Lettings are different. Our unique approach will save you money, provide peace of mind and, most importantly, ease the stress of any move or letting.

If you would like to know more about the services we provide and you have a property to sell then you can visit the packages section of our website on www.tmonline.co.uk/packages/



Road Map



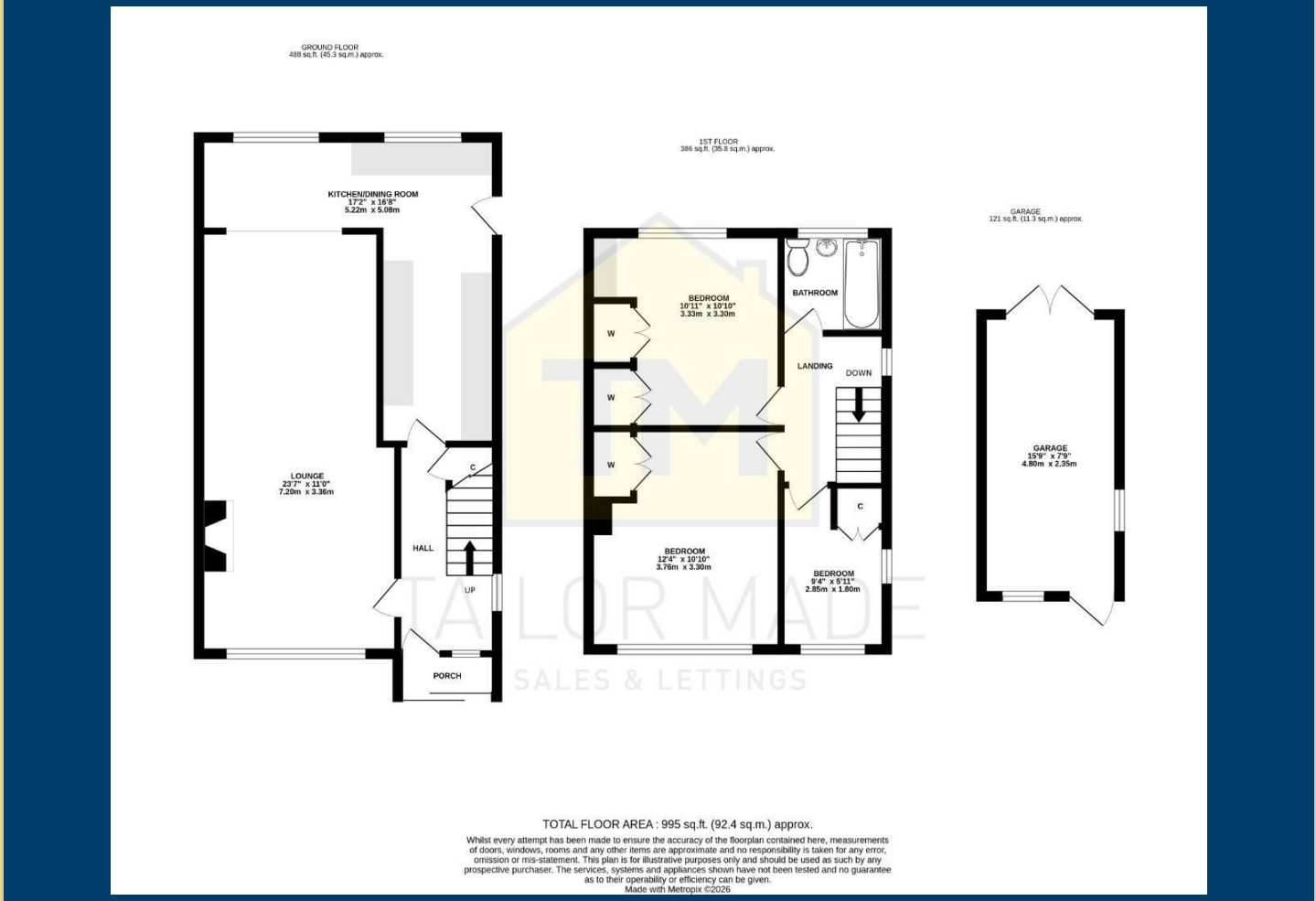
Hybrid Map



Terrain Map



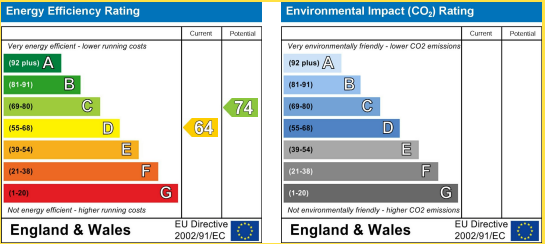
Floor Plan



Viewing

Please contact our Tailor Made Sales & Lettings Office on 024 76939550 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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.