



**Connells**

Willow Way  
Coventry



## Property Description

This well presented semi detached property is situated in the residential area of Bluebell Wood and benefits from 5 years NHBC guarantee. The accommodation briefly comprises ground floor guest w/c, lounge and a fitted kitchen/diner. To the first floor there are two good sized bedrooms and a bathroom, and the second floor has the master bedroom with en-suite. Externally there is driveway to the side providing off road parking and a rear garden.

## Approach

### Porch

A radiator and door to:

### Lounge

Double glazed window to the front elevation, storage under stairs, and radiator.

### Fitted Kitchen/Diner

Range of wall and base mounted units incorporating an inset bowl stainless steel sink unit with work surfaces and tiled splashbacks over. Integrated electric oven and electric hob with cookerhood over, plumbing for automatic washing machine, space for domestic appliances, double glazed window to the rear elevation and double glazed French doors leading to the rear garden.

### W/C

Comprising, toilet, wash hand basin, and radiator.

### First Floor Landing

Doors to:

### Bedroom Two

Double glazed window to the front elevation and two radiators.

### Bedroom Three

Double glazed window to the rear elevation and radiator.

### Fitted Bathroom

Tiled, comprising bath with electric shower over, wash hand basin, toilet, towel radiator, and double glazed window to the side elevation.

### Second Floor Landing

Storage cupboard and door to:

### Bedroom One

Double glazed window to the front elevation, a radiator and door to:

### En-Suite

A shower with wash hand basin, toilet, towel radiator, and double glazed window to the rear elevation.

### Outside

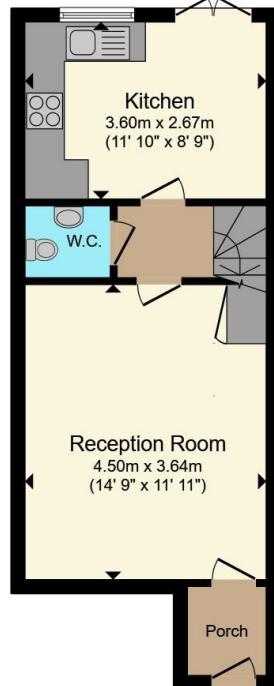
### Front Of Property

Driveway for two cars to the side.

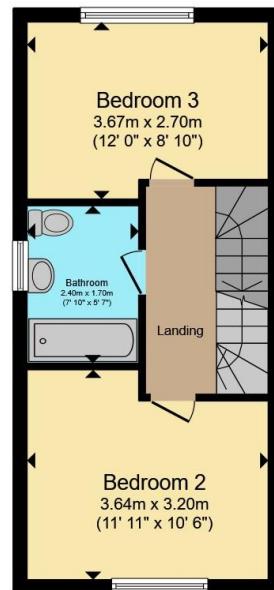
### Rear Of Property

Enclosed private rear lawned garden.

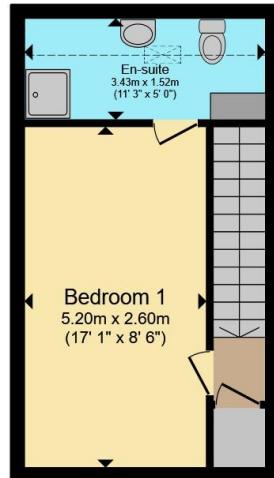




**Ground Floor**



**First Floor**



**Second Floor**

Total floor area 89.3 m<sup>2</sup> (961 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)

**Connells**

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EPC Rating: B    Council Tax  
Band: C

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Tenure: Freehold



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