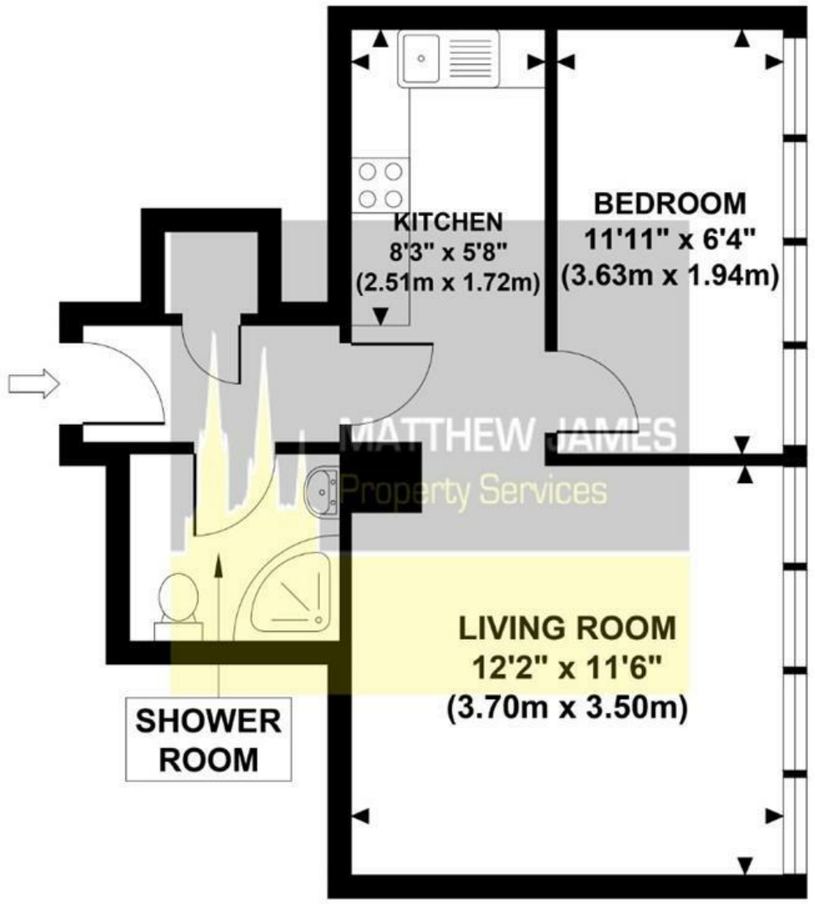
Floor Plan

MERCIA HOUSE

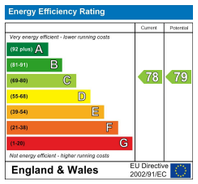
Approximate Gross Internal Area
336 sq ft / 31.20 sq m

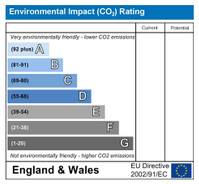


GROSS INTERNAL
FLOOR AREA 336 SQ FT

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.

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 firms employment has the authority to make or give any representation or warranty in respect of the property.





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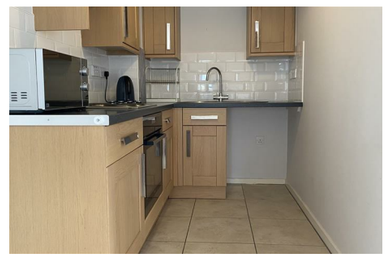

41 Mercia House, The Lower Precinct

City Centre, Coventry CV1 1NQ

** CASH BUYERS ONLY **... ONE DOUBLE BEDROOM... LONG EXTENDED LEASE OF 123 YEARS... MUCH IMPROVED... CURRENTLY TENANTED AT £800 PER CALENDAR MONTH... GREAT INVESTMENT PROPERTY... BASED ON THE TENTH FLOOR... CITY CENTRE LOCATION... Located in the heart of Coventry City Centre, this lovely one bedroom property needs to be viewed to appreciate what is being offered for sale. Having an open plan kitchen and living area, double bedroom, shower room and secure intercom system. Benefiting from beautiful panoramic views of Coventry City including the medieval Spon Street and an extended lease of 123 years remaining. Currently having a tenant in the property paying £800 per calendar month. Can be bought vacant subject to new tenancy regulations. CASH BUYERS ONLY. Call us now to book your viewing.

£70,000

41 Mercia House, The Lower Precinct

City Centre, Coventry CV1 1NQ

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- * CITY CENTRE LOCATION *
- * MUST BE CASH BUYERS ONLY *
- * OVERLOOKING MEDIEVAL SPON STREET *
- * CURRENTLY TENANTED AT £800 PCM *
- * ONE DOUBLE BEDROOM *
- * CAN BE BOUGHT TENANTED OR VACANT SUBJECT TO NEW TENANCY REGS *
- * EXTENDED LEASE OF 123 YEARS REMAINING *
- * GREAT INVESTMENT PROPERTY *
- * LIFT TO ALL FLOORS *

Communal Areas

Entrance Hallway

Shower Room

5'11 x 4'11 (1.80m x 1.50m)

Living Room

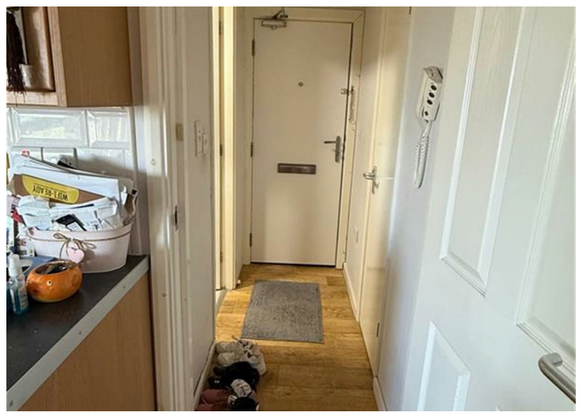
11'6 x 12'7 (3.51m x 3.84m)

Kitchen Area

8'8 x 5'8 (2.64m x 1.73m)

Double Bedroom

11'10 x 5'8 (3.61m x 1.73m)

Views:

Directions