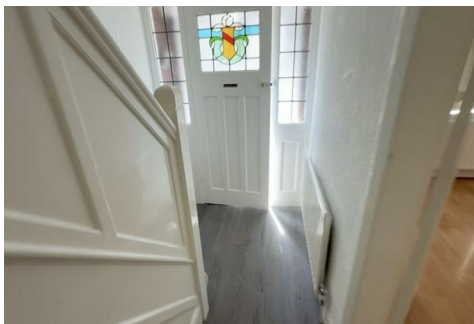




9a Briars Close, Coventry, CV2 5JR

£1,150 Per Month

SE Properties are delighted to present this three-bedroom, 1.5-bathroom semi-detached family home, in Briars Close, in Coventry CV2. With Rear Garden and Garage.

Available to let NOW. Ideal families or working professionals.

The property comprises a porch, entrance hall, a spacious lounge, a separate dining room with access to the rear garden, a fitted kitchen with electric oven and hob (white goods gifted), and a guest downstairs W/C.

To the first floor, you will find three bedrooms - two double ones and one single bedroom and a family bathroom featuring shower over the bath and a window for natural light and ventilation.

Externally, the property benefits from front garden, a large private rear garden as well as a detached garage ideal for additional storage or secure parking.

With gas central heating, UPVC double glazing and hard flooring throughout.

Ideally located close to local amenities, schools, parks, and excellent transport links.

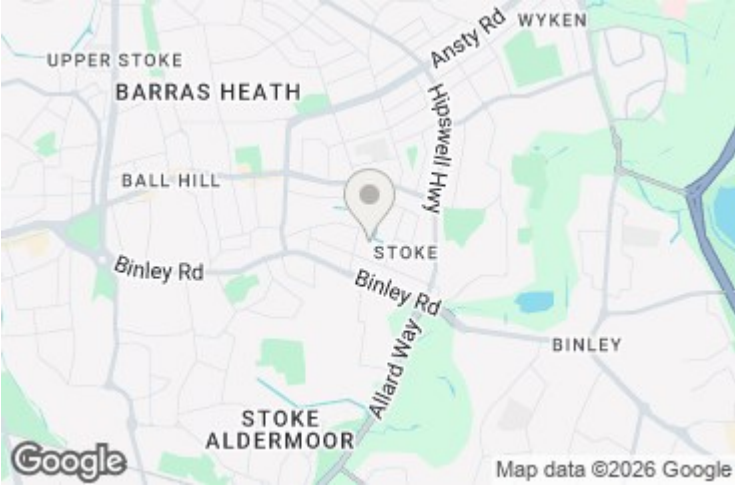
10 min drive from Walsgrave Hospital.

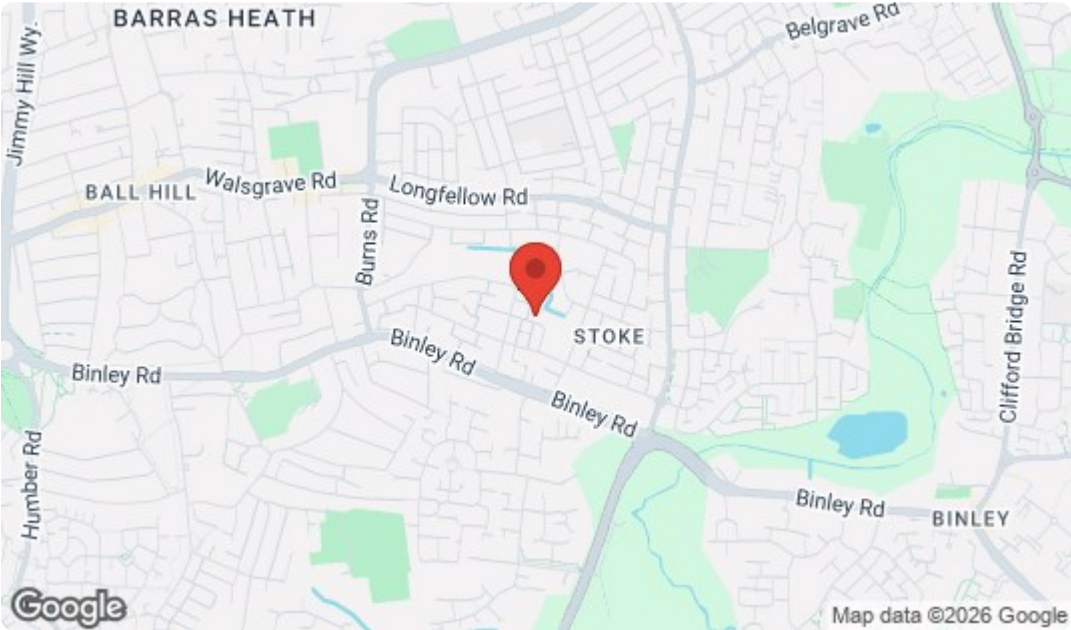
EPC Rating: D

Council Tax Band: B

Upon submission of your application, a Holding Deposit equivalent to one week's rent (£265.00) will be required. Security Deposit equivalent to five weeks' rent - £1326.00

SE Properties – Trusted property experts since 1995, offering expert sales, lettings, and property management across the Midlands. Personal service. Proven results.





Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			81
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		65	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
Environmental Impact (CO ₂) Rating			
Very environmentally friendly - lower CO ₂ emissions		Current	Potential
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

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