



## Sadler Road , Coventry, CV6 2FB Offers over £235,000

\* Charming three-bedroom semi-detached family home \* Located on Sadler Road in the desirable Keresley area of Coventry. Offered with no upward chain, this property is an excellent opportunity for those seeking a comfortable and convenient living space.

Upon entering, you are welcomed by a spacious entrance hall that leads to two inviting reception rooms, perfect for both relaxation and entertaining. The lounge provides a warm and cosy atmosphere, while the dining room offers an ideal setting for family meals. The well-appointed kitchen completes the ground floor, providing functionality and ease for everyday living.

As you ascend to the first floor, you will find three generously sized bedrooms, each offering ample natural light and space for personalisation. The family bathroom is conveniently located to serve all bedrooms, ensuring comfort and practicality for the household.

Externally, the property boasts a lovely rear garden, which features outbuildings that provide valuable storage space, as well as a utility area and a separate WC. This outdoor space is perfect for family gatherings or simply enjoying the fresh air. To the front of the property, off-road parking is available, adding to the convenience of this lovely home.

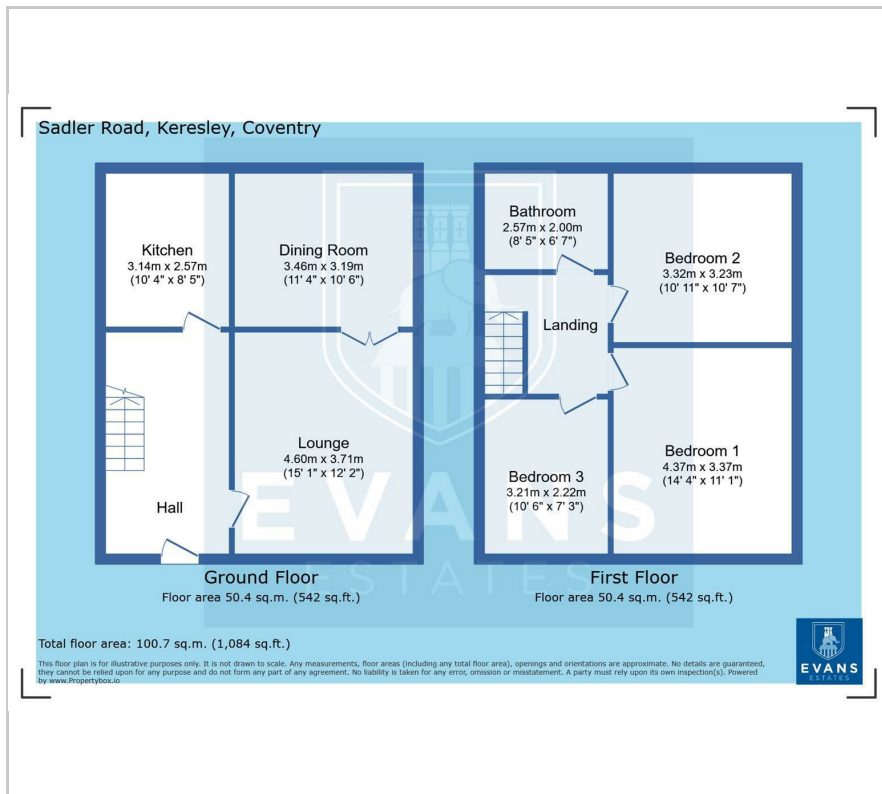
- No Upward Chain
- Off Road Parking
- Three Bedrooms
- Lounge and Dining Room

### Viewing

Please contact our Evans Estates Office on 02476333363 if you wish to arrange a viewing appointment for this property or require further information.



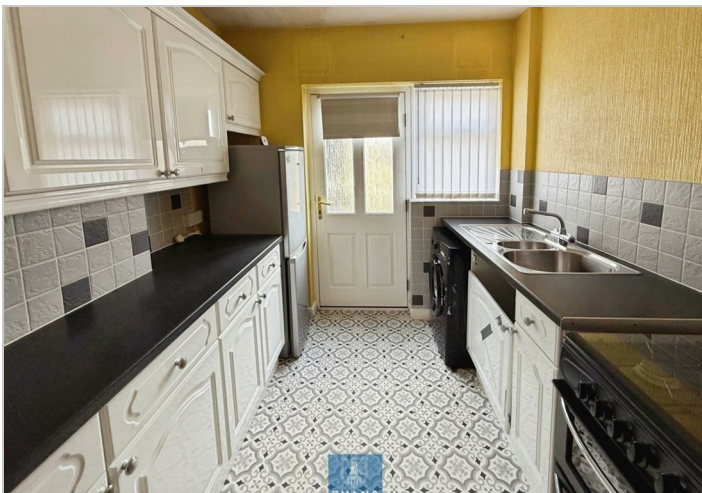
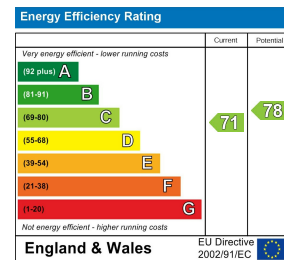
## Floor Plan



## Area Map



## 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.

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