



Connells

Salcombe Close
Coventry

Salcombe Close Coventry CV3 3DF

for sale offers over
£220,000



Property Description

Situated in a popular residential area of Willenhall, this well-presented two-bedroom mid-terrace property offers ideal accommodation for first-time buyers, small families, or investors.

The accommodation briefly comprises an entrance hallway, convenient ground floor WC, spacious lounge, fitted kitchen, and a conservatory overlooking the rear garden. To the first floor are two well-proportioned bedrooms and a modern fitted shower room.

Externally, the property benefits from off road parking to the front, while to the rear is an enclosed garden with pedestrian access.

Conveniently located for local amenities, schools, and transport links, this property offers comfortable living in a sought-after location.

Approach

Front door.

Lounge

Double glazed window to the front elevation, feature fireplace surround with gas fire, radiator, laminate flooring and stairs to first floor.

Fitted Kitchen

wall and base mounted units incorporating an inset single drainer 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 appliance, radiator, double glazed window to the rear elevation and door glazed French doors to the rear elevation.

Conservatory

Double glazed patio doors opening onto the rear garden.

W/C

Comprising toilet, wash hand basin and double glazed window to the rear elevation.

First Floor Landing

Doors to

Bedroom One

Two double glazed windows to the front elevation, laminate flooring and radiator.

Bedroom Two

Double glazed window to the rear elevation, laminate flooring and radiator.

Fitted Shower Room

Tiled, comprising shower cubicle, wash hand basin, toilet, radiator and double glazed window to the rear elevation.

Attic

Double glazed skylight window to the rear elevation.

Outside

Front Of Property

Driveway providing off road parking.

Rear Garden

Patio area beyond being laid to lawn with borders and rear pedestrian access.

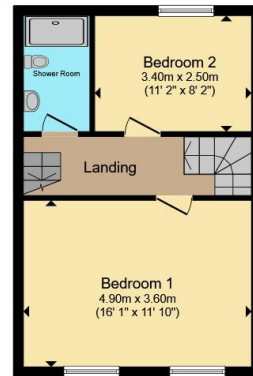
Agents Note

"Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead."

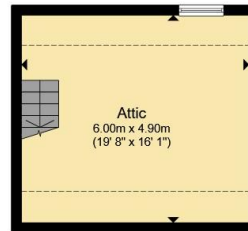




Ground Floor



First Floor



Second Floor

Total floor area 116.3 m² (1,252 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

Connells



To view this property please contact Connells on

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38 New Union Street
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EPC Rating: D Council Tax
 Band: A

view this property online connells.co.uk/Property/COV324081

Tenure: Freehold



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