

**Norton Hill Drive, Walsgrave, Coventry, West Midlands, CV2 3AX****£1,150 Per Month**

This charming newly refurbished property is ideal for Hospital staff which is located in Walsgrave. Available on an UNFURNISHED basis, this 3 bedroom property conveniently situated the property offers easy access to University Hospital Coventry and Warwickshire, as well as nearby shopping amenities. Being completely refurbished this property is move in ready and is ideal for a small family.

The property briefly comprises of entrance hallway, ground floor WC, through lounge/dining room, fitted kitchen with integrated electric oven and gas hob. Two first floor double bedrooms and one single bedroom.

The property also benefits from gas central heating, double glazing, a small front garden and rear gardens.

Available: From 13th January 2026



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs (92 plus) A		85
(81-91) B		
(69-80) C	68	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions (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 <sub>2</sub> emissions		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



#### PLEASE NOTE: General Information

We have been informed by the vendor that the tenure of the property is Freehold. However, you are recommended to have this information verified by your legal advisor at the earliest opportunity. All measurements are approximate and quoted in metric and are for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixture, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photos are produced for internal general information and it must not be inferred that any item would be included within the sale.