



**Cadet Close, Coventry, CV3 1PR**

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# Property Description

\*\*\*Currently Tenanted\*\*\*\*

A great opportunity to acquire this one bedroom, first floor apartment situated in the popular New Stoke Village. The property is ideal for a first time buyer or investor, is offered for sale with no onward chain and benefits from its close proximity to the City Centre, local shops, amenities and road links.

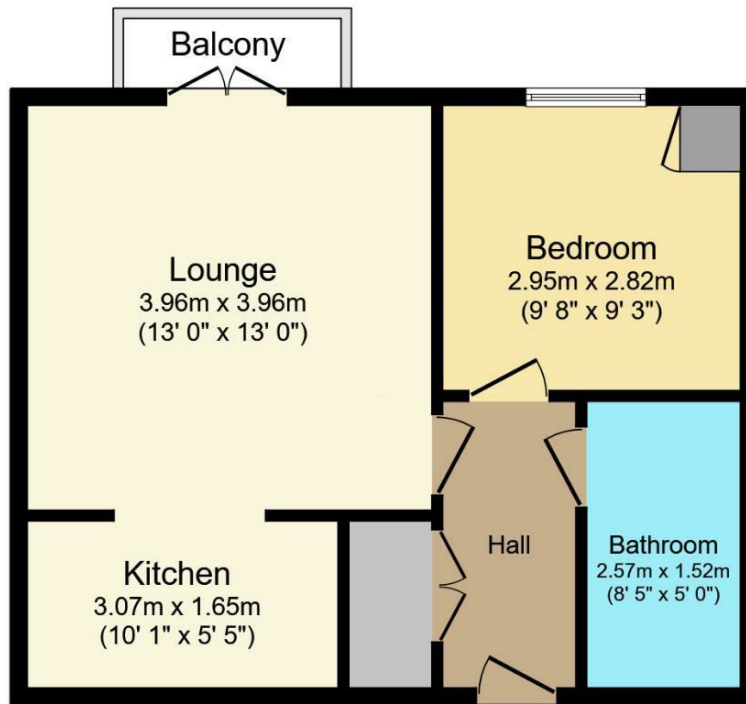
The property comprises an entrance hallway with large storage cupboard, a generous double bedroom with built in storage cupboard, open plan living which combines the lounge, dining area and fitted kitchen and a family bathroom with bath and over shower.

Further benefits include intercom entrance, an allocated parking space, gas central heating, double glazing and a 112 year lease.









### Floor Plan

Floor area 40.5 m<sup>2</sup> (436 sq.ft.)

**TOTAL: 40.5 m<sup>2</sup> (436 sq.ft.)**

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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any 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](http://www.Propertybox.io)

### DISCLAIMER

All fixtures and fittings mentioned in these particulars are included in the sale, all others in the property are specifically excluded. Photographs are reproduced for general information and it must not be inferred that any item is included for sale with the property. These particulars are thought to be materially correct. Their accuracy is not guaranteed and they do not form part of any contract.

We routinely refer clients to both our recommended Legal Firm and a panel of Financial Services Providers. It is your decision whether you choose to deal with these companies. In making that decision, you should know that we receive a referral fee

## Key Features

- First Floor Apartment
- One Double Bedroom
- Bathroom with Bath and Over Shower
- Open Plan Lounge/Diner/Kitchen
- 112 Year Lease Remaining
- Gas Central Heating
- Convenient Location
- No Onward Chain
- Allocated Parking Space
- EPC - TBC

**Offers Over  
£115,000**

EPC Rating - C

Tenure - Leasehold

Council Tax Band - A

Local Authority -  
Coventry