



Sewall Highway , Coventry, CV2 3NZ Offers over £95,000

* First-floor maisonette, thoughtfully arranged over two levels, located in the desirable Wyken area of Coventry, known as the Sky Blue City * As you step inside, you are greeted by a welcoming entrance hall that leads to a re-fitted kitchen, perfect for culinary enthusiasts. The spacious lounge is a highlight of the home, offering a delightful space for relaxation and entertainment, with direct access to a private balcony area where you can enjoy the fresh air.

This property is equipped with gas central heating and double glazing throughout, ensuring warmth and comfort all year round. Ascending to the upper floor, you will find two generously sized double bedrooms, providing ample space for rest and personalisation. The modern family bathroom is well-appointed, catering to the needs of a busy household.

With approximately 99 years remaining on the lease and a service charge of £1,000 per annum, this maisonette presents a fantastic opportunity for a variety of buyers, whether you are a first-time buyer, a small family, or an investor looking for a promising rental property. The well-planned living space and convenient location make this home an attractive option in Coventry. Do not miss the chance to make this delightful property your own. The property is offered with no upward chain.

Please note the use of AI has been utilised to enhance the presentation of this property.

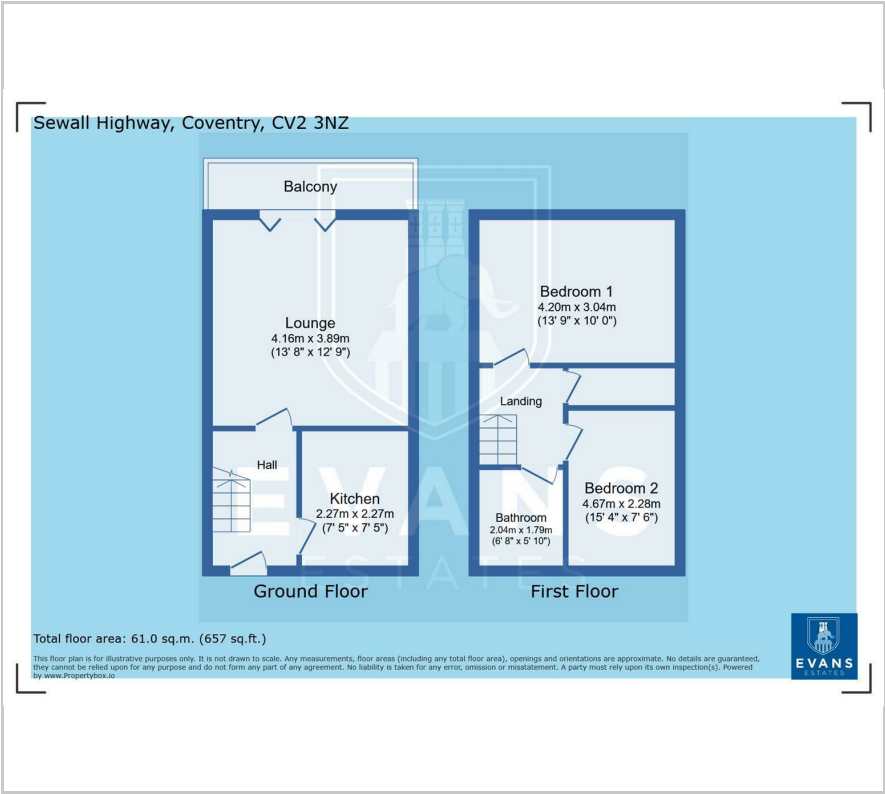
- No Upward Chain
- Two Bedrooms
- Lounge and Kitchen
- Two Floors

Viewing

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



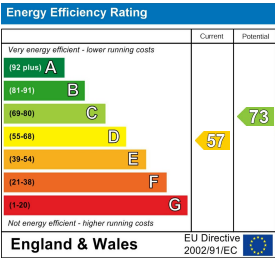
Floor Plan



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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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