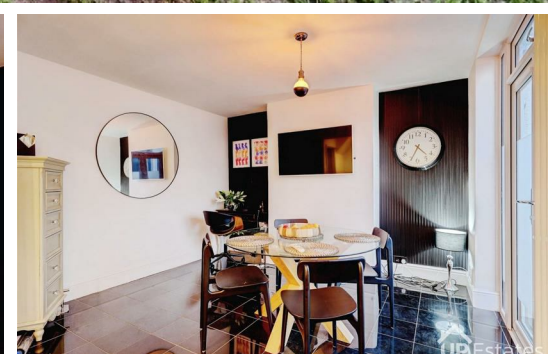
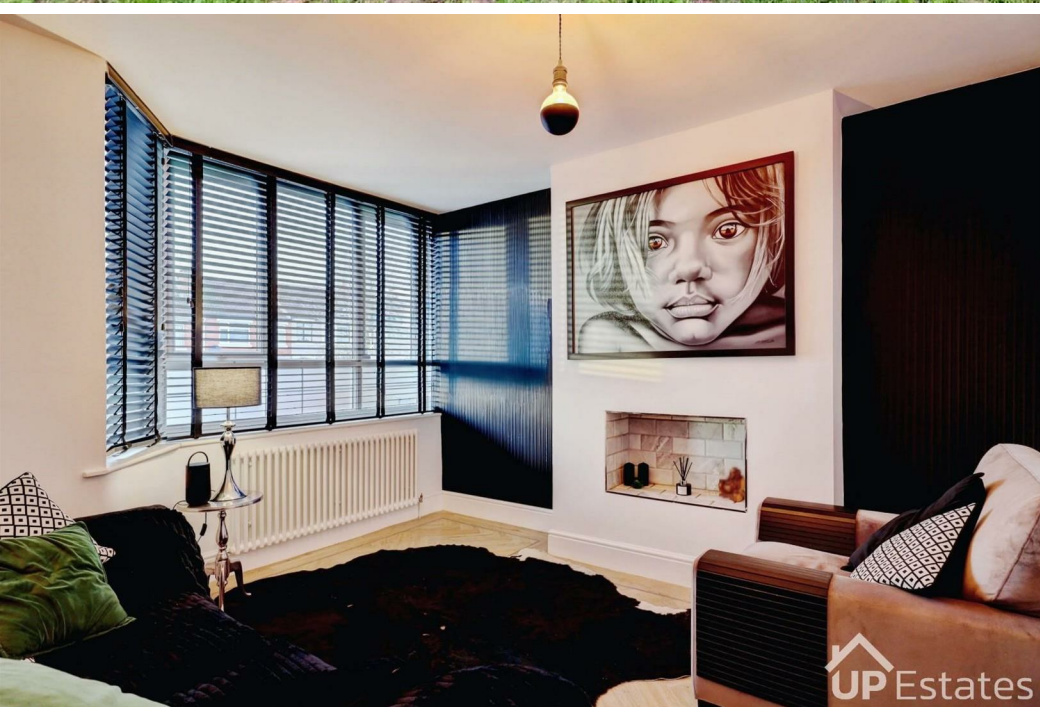




3 Bedroom House - Terraced
located on Queen Isabels Avenue,
Coventry
£270,000

UP Estates



MODERN THREE-BEDROOM SEMI-DETACHED HOME | HEART OF CHEYLESMORE | OPEN-PLAN KITCHEN DINER | NO UPWARD CHAIN

Located in the heart of Cheylesmore, just off Daventry Road, this beautifully presented three-bedroom semi-detached home offers modern, turnkey living in one of Coventry's most popular residential areas. Ideally positioned within walking distance of Quinton Park and War Memorial Park, the property also benefits from a wide range of shops, cafés and everyday amenities close by, along with excellent local schooling and strong transport links via the A444, A45 and a short distance to Coventry Train Station.

The ground floor welcomes you with a spacious entrance hallway, leading into a good-sized living room finished to a modern standard. To the rear, the property opens into a stylish open-plan kitchen diner, ideal for both everyday family life and entertaining, with double doors opening onto the rear garden. A useful utility space flows from the kitchen, along with a convenient downstairs WC.

Upstairs, there are two generous double bedrooms, with the main bedroom benefiting from built-in storage, a well-proportioned single bedroom, and a modern family bathroom completing the first floor.

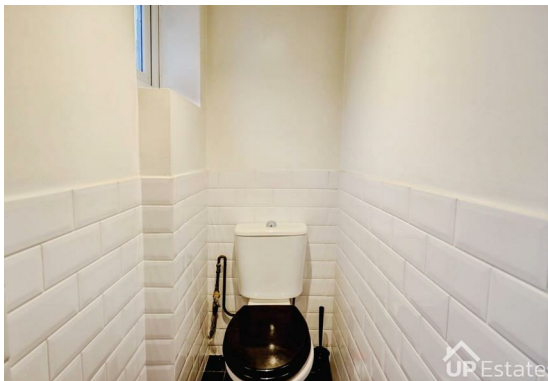
Externally, the low-maintenance rear garden has been thoughtfully designed, featuring a spacious patio area, an astro-turf section, and a raised patio platform with built-in seating—perfect for outdoor dining and relaxation.

Offered with NO UPWARD CHAIN, this is a superb opportunity to acquire a fully modernised home in a highly sought-after location.

£270,000

- THREE-BEDROOM SEMI-DETACHED HOME
- NO UPWARD CHAIN
- TURN-KEY, MODERN INTERIOR
- PRIME CHEYLESMORE LOCATION
- OPEN-PLAN KITCHEN DINER WITH DOUBLE DOORS
- UTILITY SPACE & DOWNSTAIRS WC
- TWO SPACIOUS DOUBLE BEDROOMS
- MODERN FAMILY BATHROOM
- LOW-MAINTENANCE LANDSCAPED REAR GARDEN
- CLOSE TO PARKS, AMENITIES & TRANSPORT LINKS





IMPORTANT NOTE TO PURCHASERS

Prospective buyers will be required to provide identification documentation in accordance with Anti-Money Laundering Regulations at a later stage. We ask for your cooperation to ensure that there are no delays in agreeing the sale.

While we strive to make our sales particulars accurate and reliable, they do not form part of any offer or contract and should not be relied upon as statements of fact or representation. Any services, systems, or appliances mentioned have not been tested by us, and no guarantee is given regarding their condition or functionality.

All measurements are approximate and intended



as a guide only. Some details may still require vendor approval. If you need clarification or further information, particularly if you are traveling a significant distance to view the property, please contact us.

All fixtures and fittings must be agreed with the seller via the fixtures and fittings form, which will form part of the legal contract through the conveyancing process. As the marketing estate agent, our particulars and communications are not legally binding—only the legal documentation prepared by solicitors is.

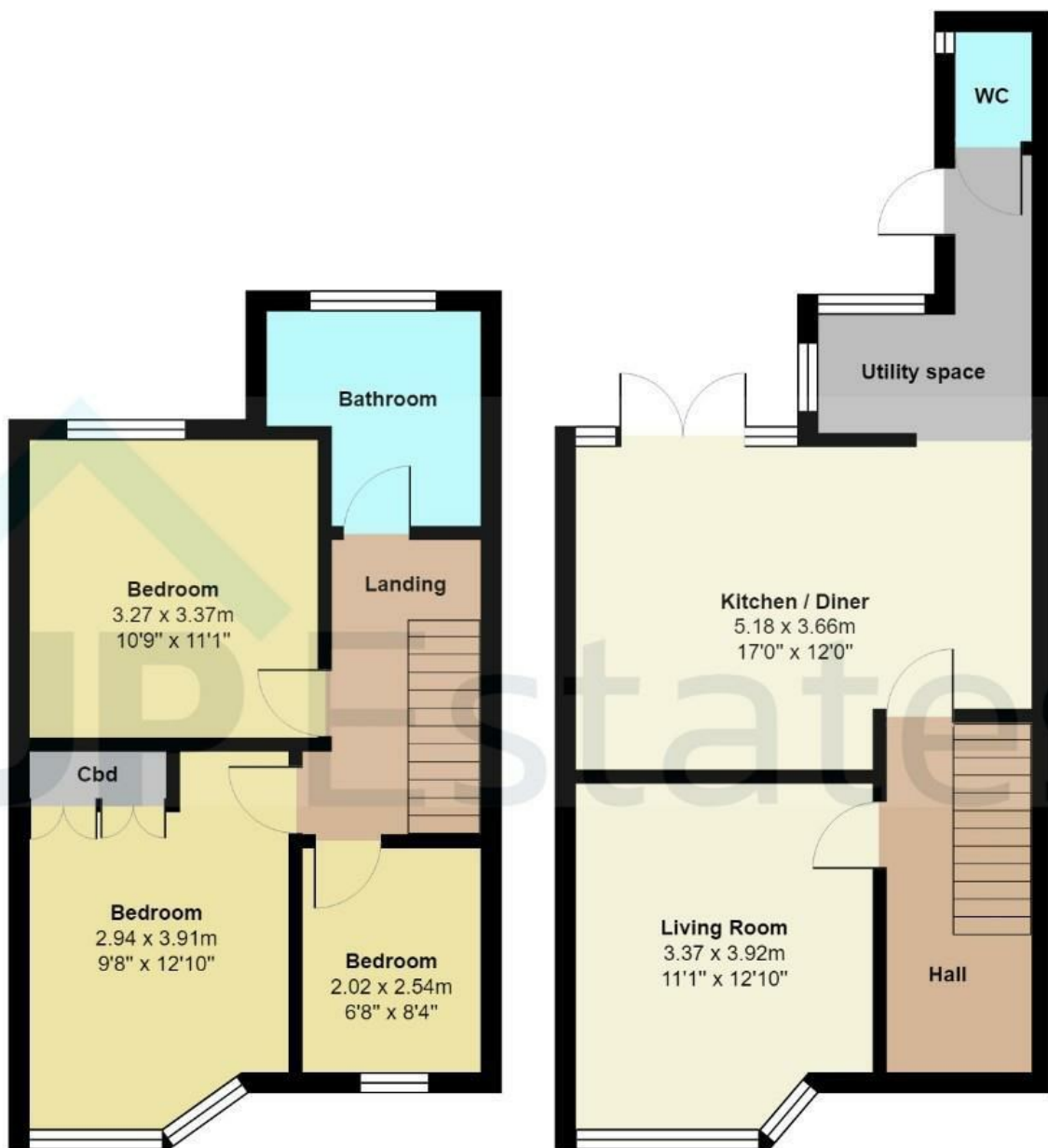
Up Estates has not verified the legal title of the property, and buyers must obtain confirmation from their solicitor.





Queen Isabels Avenue, Cheylesmore, Coventry





Total Area: 86.2 m² ... 928 ft²

All measurements are approximate and for display purposes only

CONTACT

Up Estates
6 Orchard Court
Binley Business Park
Coventry
Warwickshire
CV3 2TQ

E: enquiries@upestates.co.uk
T: 024 7771 0780

 **UP** Estates