



42 KNOLL DRIVE

STIVICHALL, CV3 5BU

- Beautiful 8 Bedroom Detached Property
- Prime Stivichall Location • Heated Outdoor Swimming Pool



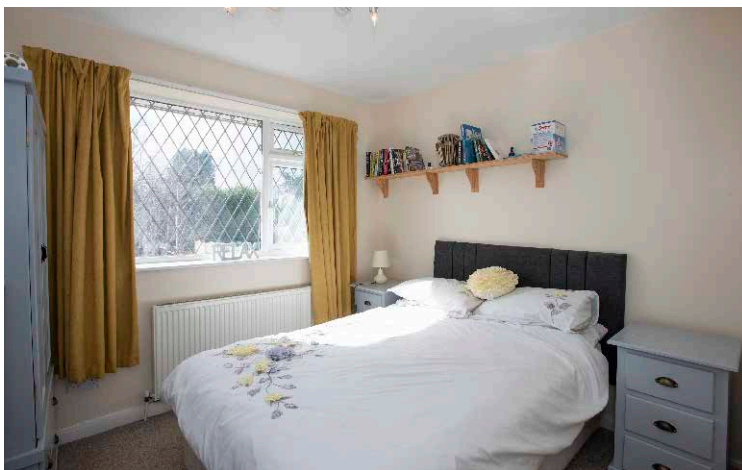
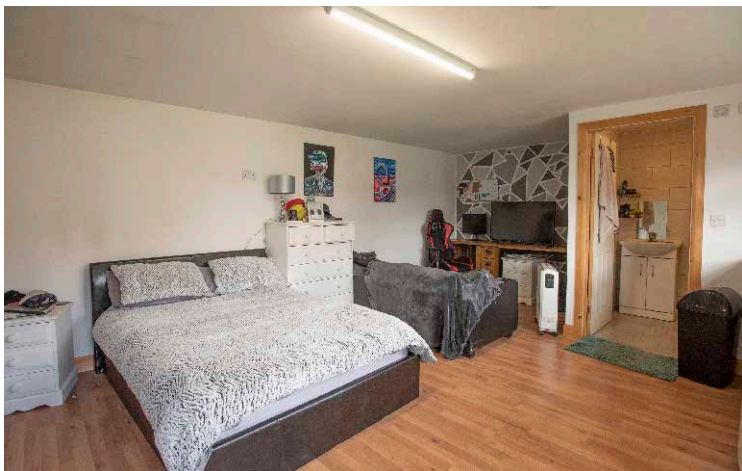
THE PROPERTY

A truly stunning individual detached home offered for sale on this large corner plot. This property would ideally suit a large family and could be used in a number of different ways. The main house itself has six first floor bedrooms, the master with its own ensuite, as well as a Family shower and a separate bathroom. On the ground floor, there is a large double bedroom with its own shower room adjacent as well as a large detached Annex at the bottom of the garden which again as its own shower room and could serve as a gym, office or additional bedroom. All of this combined takes the total number of potential bedrooms to 8 and bathroom/shower rooms to 5 making this a truly unique offering for the location.

Whilst the size of the accommodation is impressive there are some other notable features that set this place apart including a heated outdoor swimming pool and a sunny aspects rear garden that come into their own in the warmer summer months.

A summary of accommodation is as follows; Porch into a spacious Entrance Hall with Cloakroom leading off with WC, Family Room leading off the Hall with bay window overlooking the front drive. More towards the rear of the property is the spacious Living Room measuring 6m x 3.5m (approx) as well as a separate Dining Room. The heart of the home is the stunning Dining Kitchen which is a lovely size and shape with stone work surfaces and range of integrated appliances.



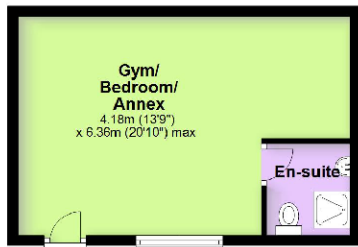


THE LOCATION

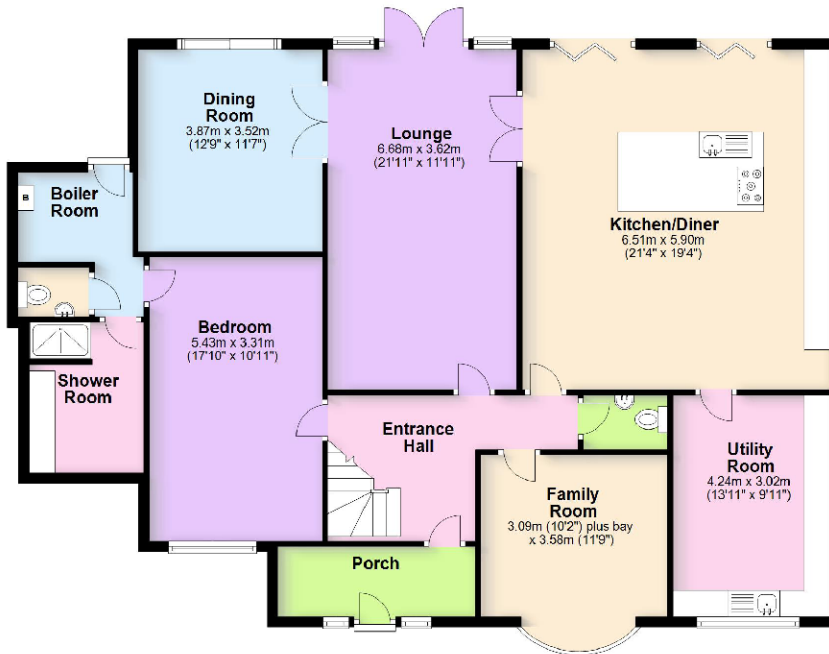
Stivichall (or Styvechale) is one of the most sought after suburbs of Coventry being found on the south side of town. Stivichall is situated on the edge of the War Memorial Park (once known as Stivichall Common) and is conveniently located for the A45 and A46 Trunk Roads, a gentle walk to Coventry Railway Station and Bus and Car access to the city-centre.

Nearby secondary schools include King Henry VIII, Whitley Abbey, Bluecoat and Finham Park. For juniors there is Manor Park Primary school and King Henry VIII Junior. There are also two local golf courses to choose from (Finham & Hearsall) both of which are well kept private members clubs.

THE FLOORPLAN



Ground Floor
Approx. 179.9 sq. metres (1934.9 sq. feet)



First Floor
Approx. 98.1 sq. metres (1055.7 sq. feet)

