



PROMINENCE
ESTATES



RESIDENTIAL
PROPERTY EXPERTS

COVENTRY, WARWICKSHIRE
& LEAMINGTON SPA

WOODSTOCK ROAD,
CHEYLESMORE, COVENTRY, CV3 5HP

GUIDE PRICE
£245,000

WOODSTOCK ROAD



PROMINENCE

— ESTATES —

Located in the popular residential area of Cheylesmore, this three-bedroom semi-detached home presents a fantastic opportunity for buyers looking to modernise and add their own personal touch. The property benefits from spacious accommodation, a rear garden, and a detached garage situated at the rear, offering secure parking or additional storage. With great potential throughout, this home is ideal for families, investors or those looking for a project in a well-established neighbourhood.

Cheylesmore is a highly regarded area in Coventry, offering a range of local amenities including supermarkets, convenience stores, cafés and takeaways. The nearby Daventry Road shopping parade provides easy access to everyday essentials, while Coventry city centre is just a short distance away and offers a wide selection of shops, restaurants and leisure facilities.

Transport links in the area are excellent. The property is well positioned for access to the A45, A46 and the M6 motorway network, making it ideal for commuters. Coventry Railway Station is only a short drive away, providing direct rail services to Birmingham, London and other major cities. Regular bus routes also operate through the area, offering reliable links across the city.

Families will appreciate the choice of well-regarded schools nearby, including Manor Park Primary School, St Thomas More Catholic Primary School and Blue Coat School, all offering quality education within easy reach.

This three-bedroom home in Cheylesmore offers great potential in a convenient and well-connected location, making it a fantastic opportunity for those looking to create their ideal property.

Living Room 10'10" x 11'3"

Kitchen/Diner 13'8" x 17'0"

W/C 5'4" x 2'9"

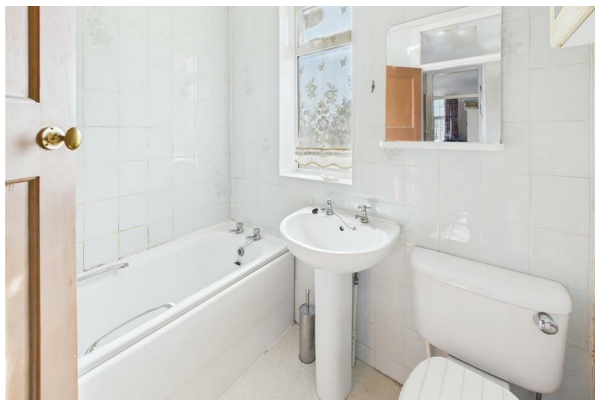
Bedroom One 11'5" x 12'5"

Bedroom Two 8'11" x 10'3"

Bedroom Three 4'10" x 5'10"

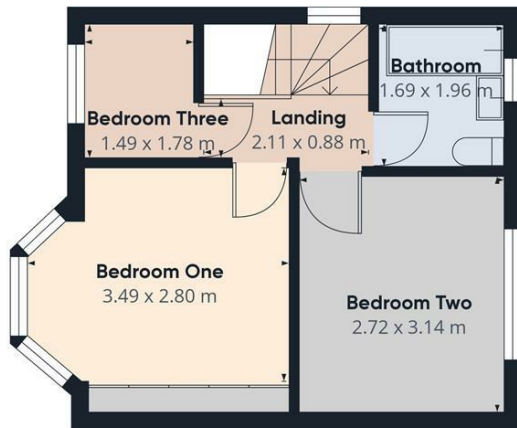
Bathroom 5'6" x 6'5"








Ground Floor



Floor 1



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		84
(69-80) C		
(55-68) D	63	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	

Prominence Estates
5 Queen Isabels Avenue,
Cheylesmore,
Coventry,
CV3 5GE

02476 309 826
sales@prominenceestates.com
www.prominenceestates.com


PROMINENCE
ESTATES