PROMINENCE
ESTATES

★★★★★

RESIDENTIAL
PROPERTY EXPERTS

COVENTRY, WARWICKSHIRE
& LEAMINGTON SPA

LOMSEY CLOSE,

TILE HILL, COVENTRY, CV4 9XT

OFFERS OVER
£390,000

LOMSEY CLOSE

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PROMINENCE ESTATES

This beautifully presented four bedroom detached home offers spacious and versatile family accommodation in a desirable residential location. The property benefits from a well presented interior throughout, a generous driveway, an integral garage, a lovely rear garden, an open plan living and dining room, a separate kitchen, a downstairs WC and an en suite to the principal bedroom. Offering excellent space both inside and out, this is an ideal family home and early viewing is highly recommended.

Upon entering the property, you are welcomed by a bright and inviting entrance hall which provides access to the main living accommodation and stairs leading to the first floor.

The open plan living and dining room creates a spacious and sociable area which is ideal for relaxing with the family or entertaining guests. The room offers a good balance between comfortable living and dining space.

The separate kitchen provides a practical area for everyday cooking and benefits from access through to the integral garage. There is also a useful downstairs WC.

Upstairs, there are four well proportioned bedrooms. The principal bedroom benefits from its own en suite, while the remaining bedrooms are served by the family bathroom. The accommodation provides excellent flexibility for a growing family, guests or those requiring space to work from home.

Outside, the property benefits from a generous driveway providing ample off road parking and access to the integral garage. The lovely rear garden provides a pleasant outdoor space for relaxing, entertaining and enjoying the warmer months.

The property is situated in Tile Hill, a popular residential area which benefits from a wide range of local amenities. There are shops, supermarkets, cafés and other everyday conveniences nearby, with further retail and leisure facilities available at nearby shopping areas and Coventry city centre.

The location is well suited to families, with a selection of primary and secondary schools within the surrounding area. The University of Warwick is also within convenient reach, making the area popular with both families and professionals.

For commuters, the property benefits from good transport connections. Tile Hill railway station provides regular services towards Coventry and Birmingham, while Coventry railway station offers further services towards London and other major destinations. The A45 and A46 are also easily accessible, providing convenient road links across Coventry and towards the wider motorway network.

Offering four bedrooms, excellent family living space, a driveway, integral garage and lovely rear garden, this well presented detached home provides a fantastic opportunity for those looking for a spacious property in a convenient Tile Hill location.

A viewing is highly recommended to fully appreciate what this property has to offer.

Living Room 11'8" x 16'4"

Dining Room 9'5" x 10'5"

Kitchen 17'8" x 9'0"

W/C 2'6" x 5'6"

Office 8'5" x 11'7"

Garage 8'3" x 5'10"

Master Bedroom 12'8" x 13'4"

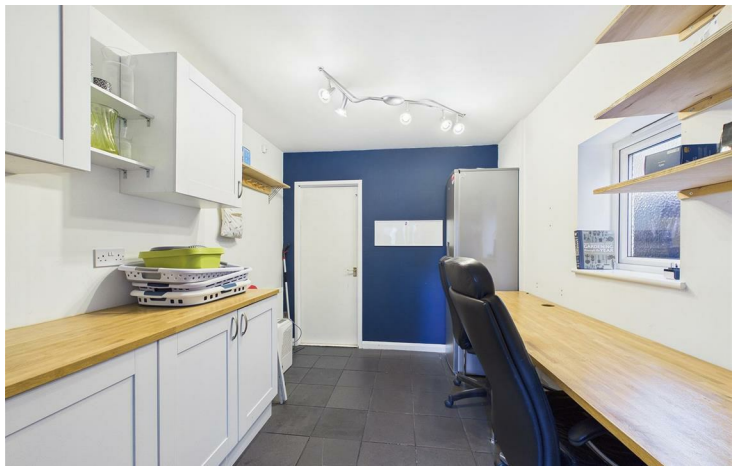
En-suite 8'9" x 10'4"

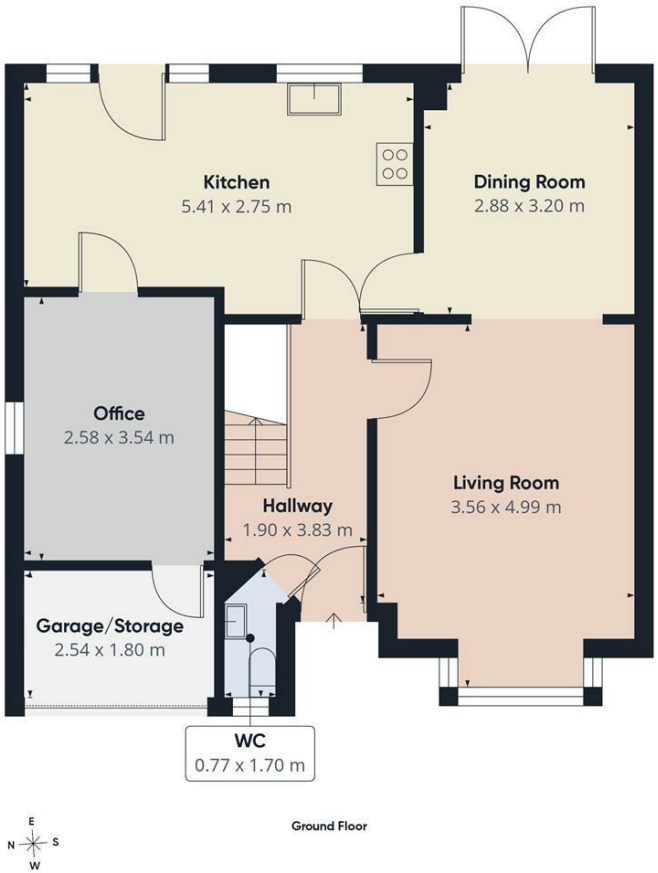
Bedroom Two 8'9" x 10'4"

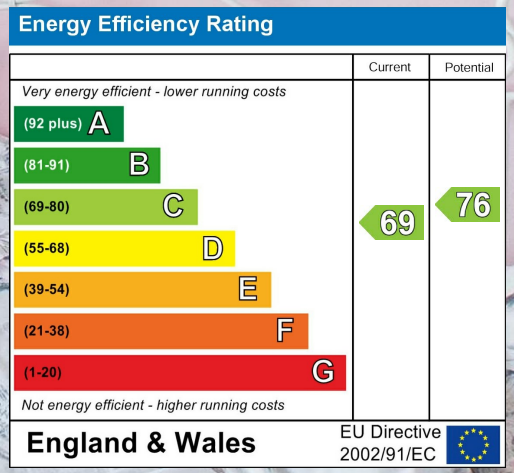
Bedroom Three 7'8" x 11'7"

Bedroom Four 9'8" x 10'7"

Bathroom 6'10" x 5'6"







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