

3 Bedroom House - Detached
located on New Road, Coventry
£349,950

UP Estates

*** THREE DOUBLE BEDROOMS - UTILITY ROOM/ WC - LARGE PRIVATE GARDEN - MODERN KITCHEN/BREAKFAST ROOM - STUNNING ENSUITE - DRIVEWAY FOR MULTIPLE CARS ***

Welcome to your dream home! Nestled in a quiet neighbourhood, this stunning 3-bedroom house combines modern living with a tranquil lifestyle. Featuring a contemporary kitchen, spacious lounge/dining area, and an impressive ensuite, this property is a perfect blend of comfort and style. The generous garden is ideal for family gatherings or quiet evenings, making it a sanctuary for relaxation and with the property being a corner plot it has endless possibilities to extend and truly make it your own.

Inside, you'll find three double bedrooms, each designed for comfort and convenience. The spacious entrance hallway and landing enhance the light and airy ambiance throughout the home. With air conditioning at an additional cost to keep you cool during warm days and ample parking space, every detail has been thoughtfully considered for your convenience and security.

Property briefly comprises of; spacious entrance hallway, utility room/wc with a skylight, living/dining room with double doors leading to the garden, kitchen/breakfast room - stairs leading to the first floor we have a large landing, family bathroom, bedroom one with an ensuite and a built in wardrobe, two other double bedrooms. externally to the property we have a large garden with a storage/workshop and a driveway for multiple cars.

Located in a peaceful area, with close access to the M6 and local amenities, this home offers a perfect retreat while still being close to local amenities and transport links. Don't miss your chance to own this incredible property! For more information, contact our office today!



IMPORTANT NOTE TO PURCHASERS

Intending purchasers will be asked to produce identification documentation for Anti Money Laundering Regulations at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given.

All measurements have been taken as a guide to prospective buyers only and are not precise. Please be advised that some of the particulars may be awaiting

£349,950

- SPACIOUS DETACHED HOUSE
- BEAUTIFUL ENSUITE
- MODERN KITCHEN/BREAKFAST ROOM
- CORNER PLOT WITH OPPORTUNITY TO EXTEND
- UTILITY/WC
- STORAGE /WORKSHOP
- LARGE PRIVATE GARDEN
- DRIVEWAY
- THREE DOUBLE BEDROOMS
- CLOSE ACCESS TO THE M6 AND LOCAL AMENITIES





vendor approval. If you require clarification or further information on any points, please contact us, especially if you are traveling some distance to view.

All fixtures and fittings ultimately are to be agreed with the seller via the fixtures and fittings form which will then form part of a legal contract through the conveyances and as the marketing estate agent none of our particulars or conversations are legally binding, only the legal solicitor paperwork.

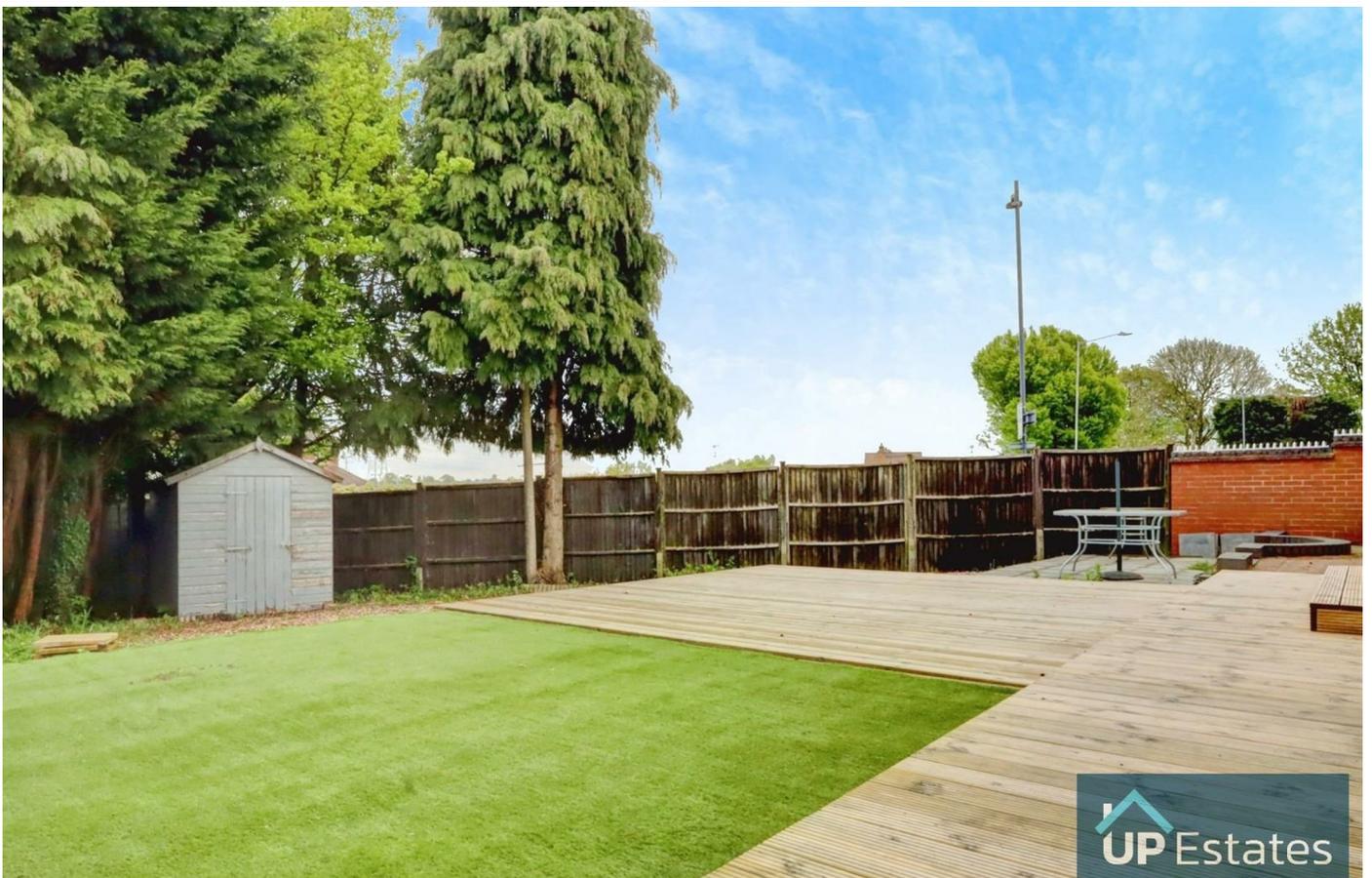
Up Estates has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor.







New Road, Ash Green, Coventry





CONTACT

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

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

