





581 Henley Road, Coventry, CV2 2FZ

£275,000

73 Barker Butts Lane, Coventry, CV6 1DU
024 7667 5288

sales@maisonestates.co.uk
https://maisonestates.co.uk/

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SPACIOUS 3 BEDROOM EXTENDED SEMI-DETACHED SET ON A CORNER PLOT WITH 2 BATHROOMS, 2 CAR DRIVEWAY & GARAGE requires some modernisation offering great Potential. Just moments from COVENTRY UNIVERSITY Hospital and boasts exceptional Amenities. Would make a great BTL or Starter Home..***NO CHAIN***

3 2 1 C

Council Tax Band: C





SET ON A LARGE CORNER PLOT IS THIS EXTENDED THREE BEDROOM TRADITIONAL SEMI DETACHED PROPERTY WITH UTILITY ROOM, TWO BATHROOMS, GARAGE & DRIVEWAY requires some modernisation offering great Potential in prime location, CV2.

Just moments from COVENTRY UNIVERSITY Hospital and boasting exceptional Amenities; access local shops, BALL HILL Shopping Parade, Retail Parks and schools (STOKE PARK Comprehensive, CALUDON CASTLE Academy, RAVENSDALE Primary, WYKEN CROFT Primary etc.), sports and leisure facilities with COPSEWOOD Grange Golf Course, two health and fitness centres nearby, road/transport links to City Centre and plenty More... Great commutability to JLR (Whitley), PSA Peugeot Citroen (Stoke), Walsgrave Triangle and Binley Business Parks.

Specification: Front reception with bay window and feature fireplace, leading to a further rear reception with central sliding doors offering flexibility, Kitchen, Utility room, downstairs Shower room, 3 Bedrooms (two with built in Wardrobes), Family bathroom with shower, Double glazing and GCH (Vaillant boiler), Spacious front and rear Gardens laid to lawn, Rear Garage with 2 car Driveway.

TENURE:
- Freehold.
- NO CHAIN.
- Council tax band: C.
- Vacant possession.

VALID CERTIFICATION:
- Energy Performance Certificate: expiry: 14/08/2036. Rating: C (72)

DIMENSIONS (to widest point - see floorplan)

VIEWING HIGHLY RECOMMENDED
Contact MAISON Estates

Buyers are recommended to undertake a survey and check catchment areas for schooling. Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and whilst care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck them.

Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise, nor that any services, appliances, equipment or facilities are in good working order.

The photographs depict certain parts of the property. Buyers should not assume that any contents are included in the sale and that the property remains in the condition as photographed.

MONEY LAUNDERING REGULATIONS 2003
Potential buyers will be asked to supply formal identification once an 'offer to purchase' has been agreed.

Please consult Maison Estates for further information.









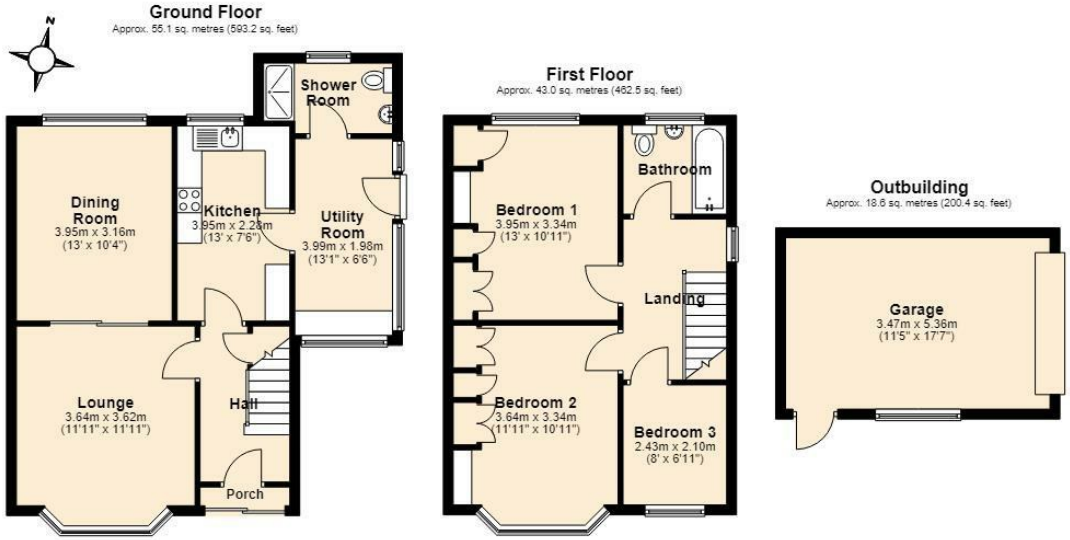






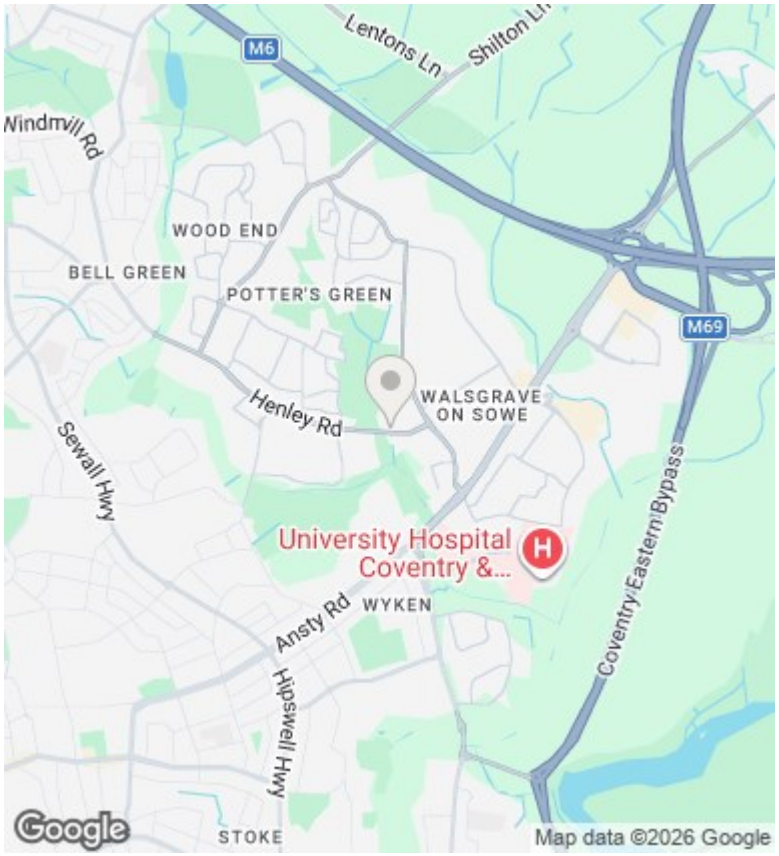



SLOW
CHILDREN



Total area: approx. 116.7 sq. metres (1256.1 sq. feet)

Please note: Any measurements displayed are to be used as a guide only. Plan created by Coventry Property Surveys LTD Tel 024 7629 1555
Plan produced using PlanUp.



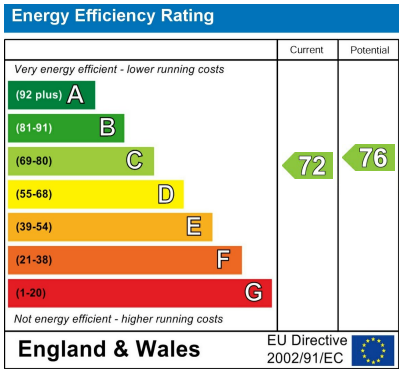
Directions

Viewings

Viewings by arrangement only. Call 024 7667 5288 to make an appointment.

Council Tax Band

C



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