



HR ESTATE AGENTS

2 Bedrooms

House - Mid Terrace

£185,000

Located in

Coventry





Torcross Avenue

Coventry | CV2 3NW



Emma Sheridan is delighted to present this lovely two-bedroom property for sale, ideally situated in the heart of Wyken. Beautifully extended and well maintained throughout, this charming home offers a perfect blend of modern living and comfortable space, and is offered with no onward chain, making it an excellent opportunity for a smooth and straightforward purchase. This property is ideally suited to first-time buyers, investors, or those looking to downsize.

Upon entering the property, the ground floor welcomes you with a generously sized lounge diner, providing a versatile and inviting space for both relaxation and entertaining. This flows seamlessly through to the extended kitchen, which has been thoughtfully designed with a modern finish, offering ample storage and workspace. The kitchen enjoys pleasant views over the rear garden, creating a bright and airy atmosphere.

Upstairs, the property continues to impress with two well-proportioned double bedrooms, both offering comfortable living space, alongside a family bathroom finished to a good standard.

Externally, the home benefits from a private rear garden, ideal for outdoor enjoyment, along with a detached garage and convenient rear access. To the front, there is potential to create off-road parking, subject to the necessary permissions.

This attractive home combines location, space, and style, making it a fantastic choice for a wide range of buyers. EPC rating C.

Torcross Avenue

£185,000 Freehold



- Offered with No Chain
- Extended to Create Good Sized Lounge / Dinner & Separate Modern Kitchen
- Two Double Bedrooms & Bathroom to First Floor
- Private Rear Garden with Detached Garage & Rear Access
- EPC Rating C & Council Tax Band B



First Floor

This plan is illustrative only, its details cannot be relied upon and no liability is taken for any errors.

Council Tax Band B

Local Authority

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	70	76
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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