



44 Fletchamstead Highway , Coventry, CV4 7AR

We're delighted to offer this fabulous, traditional double bayed, semi-detached property for sale. With four double bedrooms and spanning over three floors - it's a fantastic, versatile family home, even better it's offered with no upward chain. This home is well presented and very spacious, you'll be welcomed into the entrance hallway, which leads into not one but two spacious lounges, one to the front and one to the rear. Each has a lovely feature gas fireplace, offering the perfect places to relax or entertain. Swing open the French Doors to the rear and enjoy the garden view.

Continue into the kitchen with lots of storage and benefiting from an integrated oven, electric hob, fridge and space for washing machine. Adjoining is the dining room / conservatory which also has access into the integral garage. A handy ground floor WC completes the ground floor.

Head upstairs to the first floor, where three excellent sized double bedrooms await; the Master bedroom features en-suite facilities, large bay window and fitted storage. The family bathroom is a good size and a relaxing Jacuzzi bath awaits you after a long day. Rising again to the second floor, you'll find the light and airy fourth bedroom. Perfect for teenagers, visiting relatives or as a quiet office space, Velux windows provide plenty of light and the eaves storage makes good use of the space.

£389,995

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, Coventry, CV4 7AR



- Offered With No Chain
- Two Reception Rooms
- Downstairs WC
- Four Double Sized Bedrooms
- Conservatory
- Close to Warwick University & JLR
- Integral Garage
- Off Road Parking

Entrance Hallway

Reception Room

14'1" x 13'5" (4.30 x 4.11)

Lounge

17'1" x 11'5" (5.21 x 3.50)

Kitchen

14'5" x 8'0" (4.40 x 2.46)

Downstairs WC

Dining Room / Conservatory

16'5" x 7'1" (5.01 x 2.17)

Garage

17'5" x 7'1" (5.32 x 2.17)

FIRST FLOOR

Master En-Suite Bedroom

13'11" x 13'5" (4.25 x 4.11)

Family Bathroom

8'3" x 5'11" (2.53 x 1.81)

Bedroom Two

11'3" x 10'7" (3.44 x 3.23)

Bedroom Three

11'3" x 9'2" (3.44 x 2.81)

SECOND FLOOR

Bedroom Four

15'3" x 14'1" (4.66 x 4.31)

OUTSIDE

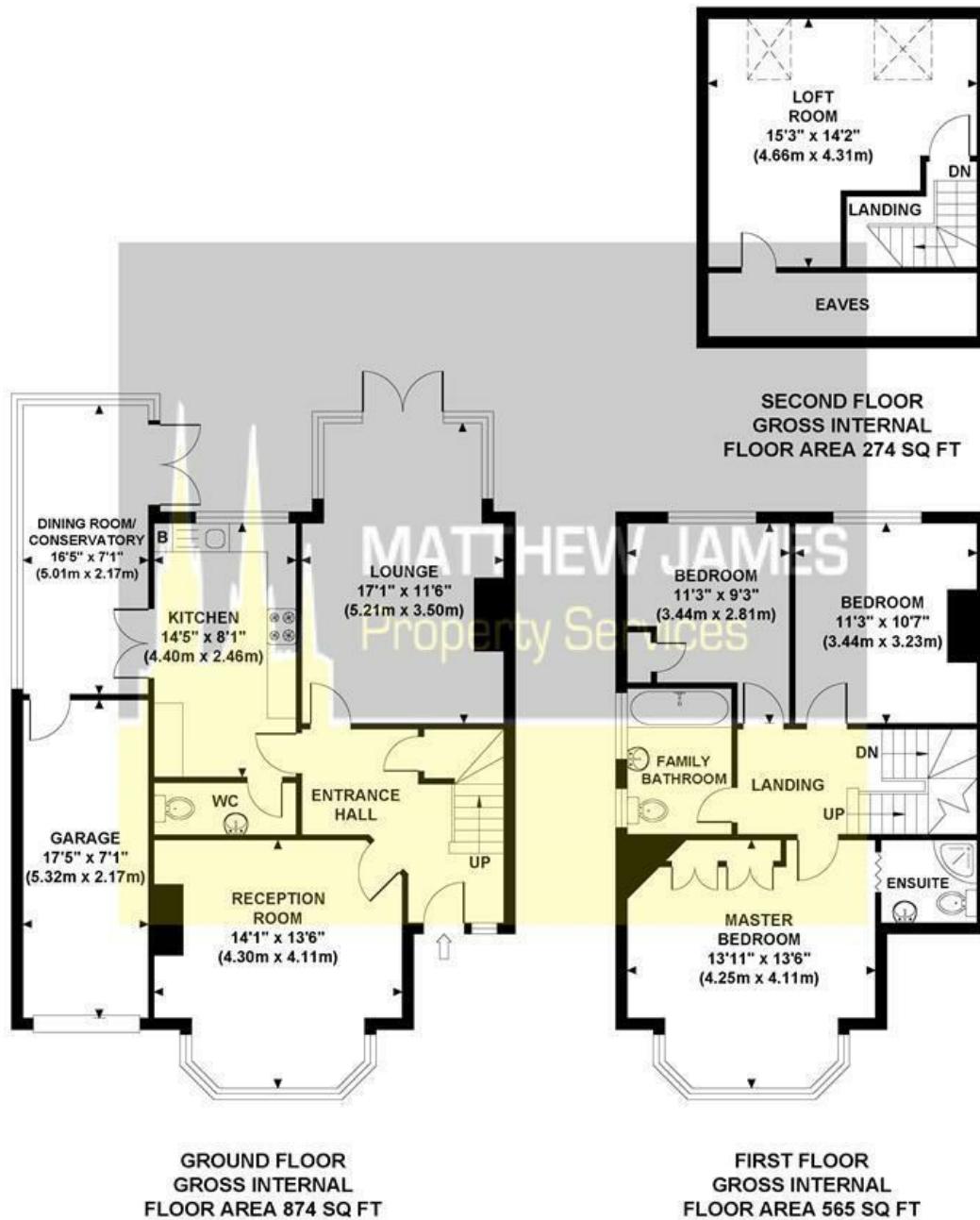


Directions



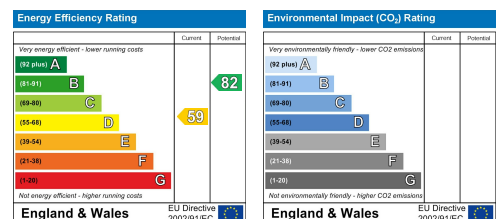
FLETCHHAMSTEAD HIGHWAY

Approximate Gross Internal Area 1713.20 sq ft / 159.20 sq m



Although every attempt has been made to ensure accuracy, all measurements are approximate and no responsibility is taken for any error, omission, or mid-statement. This floor plan is for illustrative purposes only and not to scale. Measured in accordance to RICS standards.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



CONTACT INFORMATION

24a Warwick Row, Coventry CV1 1EY

02477 170170

info@matthewjames.uk.com

www.matthewjames.uk.com

Facebook

Twitter