

Road Map



Hybrid Map



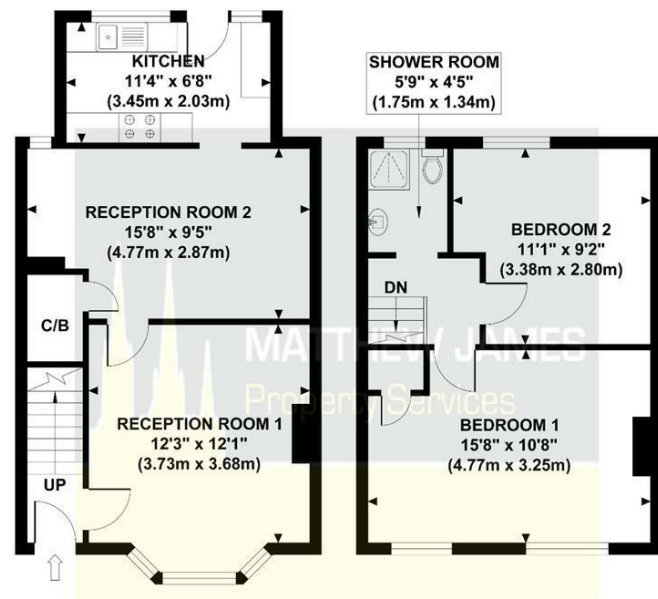
Terrain Map



MATTHEW JAMES
Property Services

Floor Plan

83 BURNHAM ROAD
Approximate Gross Internal Area
772 sq ft / 71.72 sq m



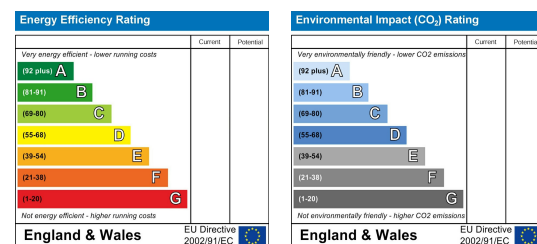
Although every attempt has been made to ensure accuracy, all measurements are approximate and no responsibility is taken for any error, omission, or mid-statement. This floor plan is for illustrative purposes only and not to scale. Measured in accordance to RICS standards.

Viewing

Please contact us on 02477 170170 if you wish to arrange a viewing appointment for this property or require further information.

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.

Energy Efficiency Graph



83 Burnham Road

Whitley, Coventry CV3 4BS

Offers Over £175,000



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Front Driveway

Laid to asphalt with a decorative block paved border accessed via a dropped kerb. Access through the front door into the:

Entrance Hallway

Having stairs leading off to the first floor and door leading into the:

Living Room

12'3 x 12'1

Having a PVCu double glazed bay window, wall mounted lighting, feature fireplace with inset fire, hearth, mantle and surround with a further door that leads to the:

Dining Room

15'8 x 9'5

Having a PVCu double glazed window to the rear elevation, under stairs storage cupboard and archway that leads to the:

Extended Kitchen

11'4 x 6'8

Having a PVCu double glazed door that leads to the rear garden area with picture windows to the side, a range of wall, base and drawer units with roll top work surface over, space for an upright fridge freezer, space for a cooker, space and plumbing for a washing machine and tiling to all splash prone areas.

First Floor Landing

Having balustrade, access to the loft area and doors leading off to:

Bedroom One

15'8 x 10'8

Being full width and having two PVCu double glazed windows to the front elevation and over stairs built-in cupboard.

Bedroom Two

11'1 x 9'2

Having a PVCu double glazed window to the rear elevation and wall mounted newly installed Ideal central heating boiler.

Family Shower Room

5'9 x 4'5

Having a PVCu double obscure glazed window to the rear elevation, 'walk-in' shower enclosure, low level flush WC, wash hand basin and tiling to all four walls.

Rear Garden

Having a paved patio, brick built storage shed, beautifully mature planted beds and mainly laid to lawn with pedestrian gate to the rear.

