



54 Dymond Road Holbrooks, Coventry, CV6 4JZ

*** Viewings on Saturday 20th August *** Matthew James are pleased to offer for sale, this lovely semi detached property - even better its being offered with vacant possession and NO CHAIN. Located in the Holbrooks area, its perfect for families and an ideal investment opportunity. A viewing is highly recommended...

The property has been improved and maintained to a very good standard throughout. The ground floor has a good sized lounge to the front which flows nicely into the kitchen / dining area to the rear which enjoys views over the larger than average rear garden.

Head upstairs to find two double sized bedrooms and a further single sized. The family bathroom continues the fresh and modern feel of the property and completes the internal accommodation.

Outside, parking is on street and there is a shared drive that gives access to the garage and rear garden. The private rear garden is split into sections, one being kitted with decking and a separate paving area to create a fantastic entertaining space and the other laid to lawn - perfect combination for families to enjoy.

Holbrooks sits to the North West of the city, with great links to primary and secondary schools within the area and close to the Ricoh Area and just minutes to the M6 and A444 network.

£219,995

54 Dymond Road

Holbrooks, Coventry, CV6 4JZ



- Semi Detached
- Great Family Home with Excellent Amenities Within Walking Distance
- EPC Rating D
- Kitchen / Diner
- No Onwards Chain
- Council Tax Band B
- Three Bedrooms
- Catchment Area for President Kennedy School

GROUND FLOOR

Lounge

14'9" x 14'7" (4.5 x 4.45)

Kitchen / Diner

14'9" x 9'3" (4.5 x 2.84)

First Floor

Bedroom One

13'1" x 9'10" (4.01 x 3.02)

Bedroom Two

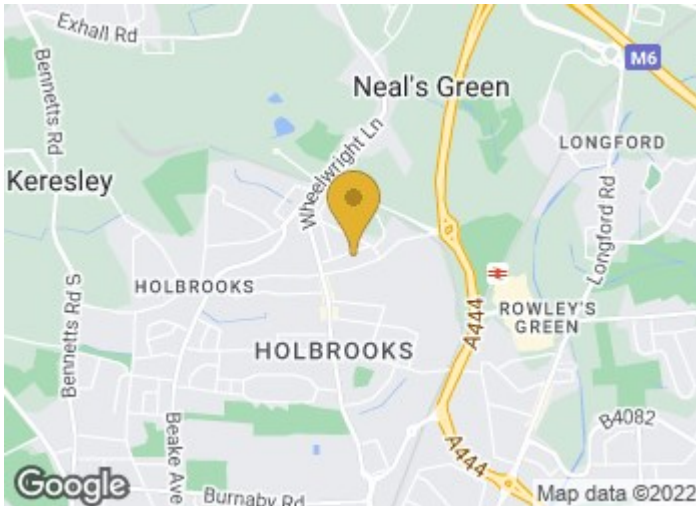
10'4" x 7'8" (3.15 x 2.34)

Bedroom Three

9'3" x 7'4" (2.82 x 2.24)

Bathroom

7'4" x 4'11" (2.25 x 1.52)

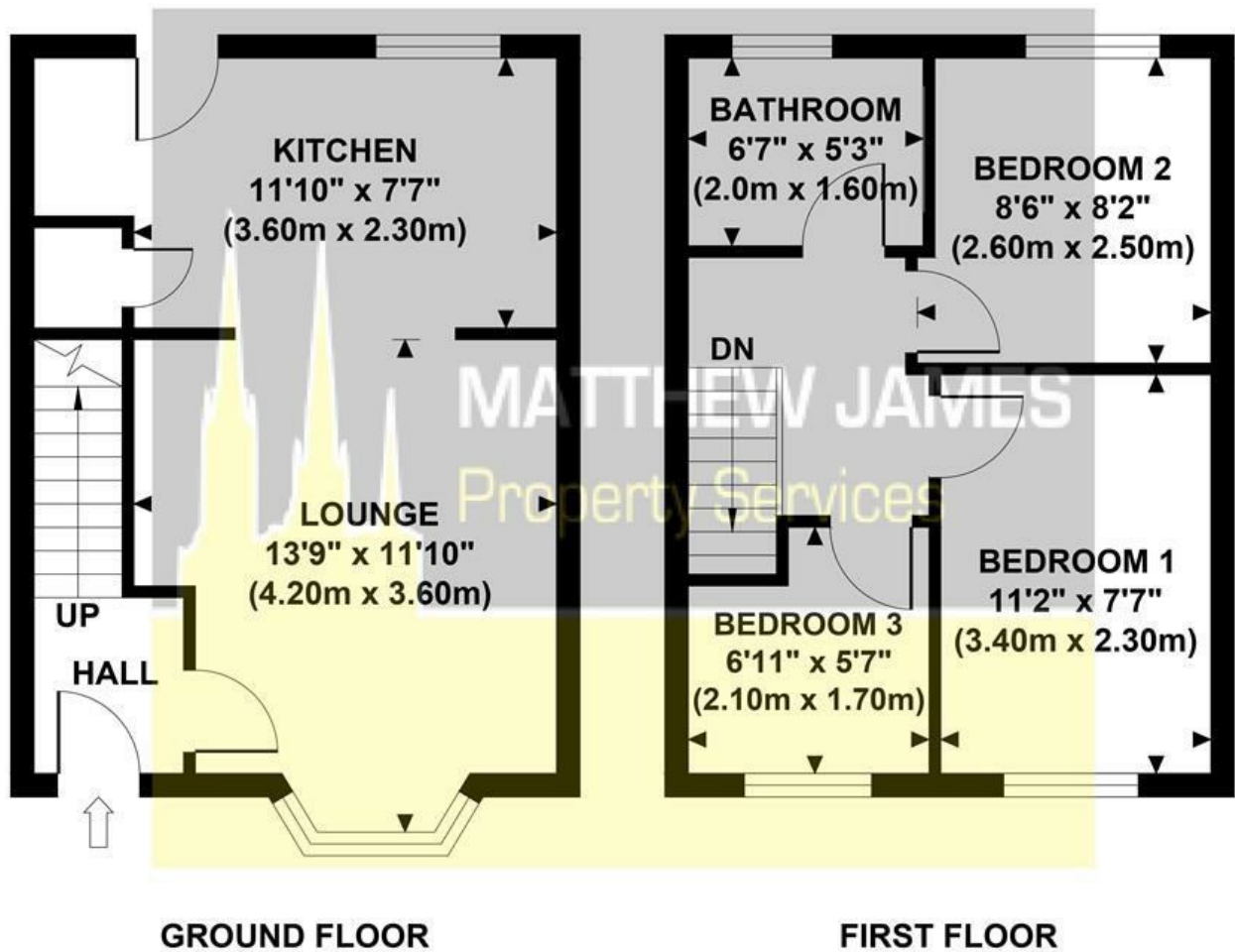


Directions



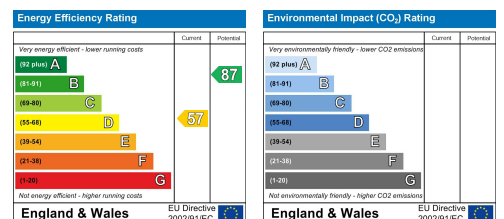
DYMOND ROAD

Approximate Gross Internal Area
591 sq ft / 54.90 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.



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