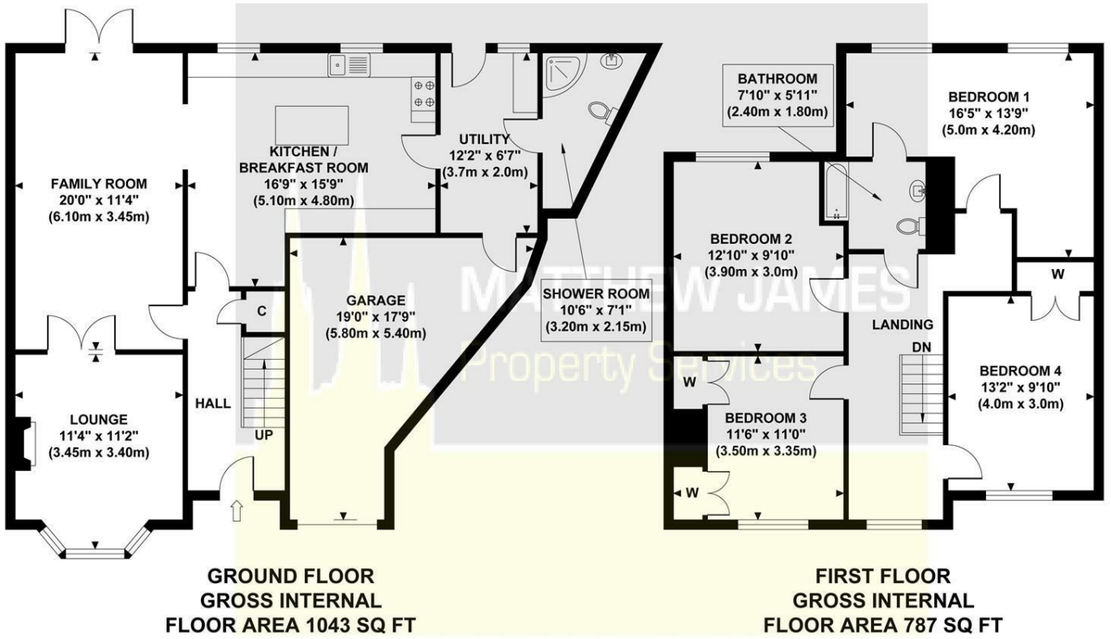
Floor Plan

MATTHEW JAMES
Property Services

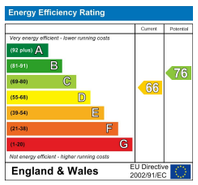
14 EBRO CRESCENT

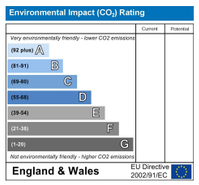
Approximate Gross Internal Area 1830 sq ft / 170.1 sq m



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 firms employment has the authority to make or give any representation or warranty in respect of the property.





CONTACT INFORMATION

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14 Ebro Crescent

Binley, Coventry CV3 2DR

FOUR DOUBLE BEDROOMS... JACK AND JILL BATHROOM EN-SUITE... LARGE CORNER PLOT... MASSIVELY EXTENDED... SEMI DETACHED... NO UPWARD CHAIN... OPEN PLAN KITCHEN DINING ROOM WITH CENTRE ISLAND... GROUND FLOOR SHOWER ROOM... LARGE GARAGE... Located in the heart of Binley, viewing is an absolute must on this beautiful semi detached property. Situated in the tranquil cul-de-sac of Ebro Crescent in Binley, this impressively extended house offers a perfect blend of space and modern living. Boasting four generously sized double bedrooms, including a master suite with a convenient Jack and Jill bathroom, this property is ideal for families seeking comfort and style with plenty of outdoor space.

Upon entering, you are greeted with two spacious reception rooms that provide ample space for relaxation and entertaining. The heart of the home is undoubtedly the open-plan modern kitchen with central island and breakfast bar, which is complemented by a utility room, ensuring that all your culinary needs are met with ease. The ground floor also features a well-appointed shower room with rain head shower, adding to the practicality of the layout of the property. Set on a larger than average corner plot, the property benefits from a substantial rear garden, perfect for outdoor activities and gatherings with a hot tub for those that like to unwind of an evening*. Additionally, the larger garage and off-road parking offer convenience and security for your vehicles.

Offers Around £495,000

14 Ebro Crescent

Binley, Coventry CV3 2DR

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- * LARGE CORNER PLOT *
- * SEMI DETACHED WITH FOUR DOUBLE BEDROOMS *
- * NO UPWARD CHAIN *
- * OPEN PLAN KITCHEN DINING ROOM *
- * MASSIVELY EXTENDED *
- * OFF ROAD PARKING AND A GARAGE *
- * GROUND FLOOR SHOWER ROOM *
- * MASTER EN-SUITE JACK AND JILL BATHROOM *
- * QUIET CUL-DE-SAC LOCATION *

Approach

Off Road Parking

Entrance Hallway

Family / Dining Room
20' x 11'4 (6.10m x 3.45m)

Lounge
11'4 x 11'2 (3.45m x 3.40m)

Open Plan Kitchen Room
16'9 x 15'9 (5.11m x 4.80m)

Utility Room
12'2 x 6'7 (3.71m x 2.01m)

Ground Floor Shower Room
10'6 x 6'7 max (3.20m x 2.01m max)

First Floor Landing

Master Bedroom
16'5 x 13'9 (5.00m x 4.19m)

Master Jack & Jill Bathroom
7'10 x 5'11 (2.39m x 1.80m)

Bedroom Two
12'10 x 9'10 (3.91m x 3.00m)

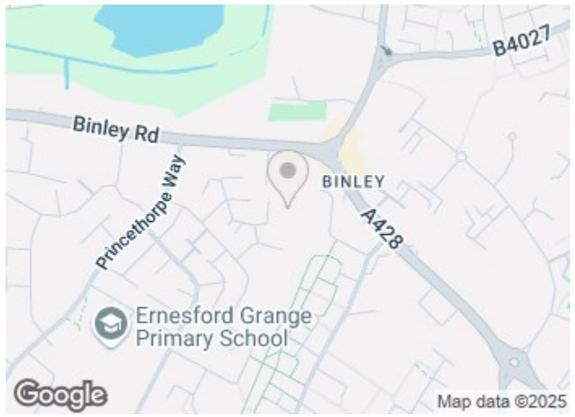
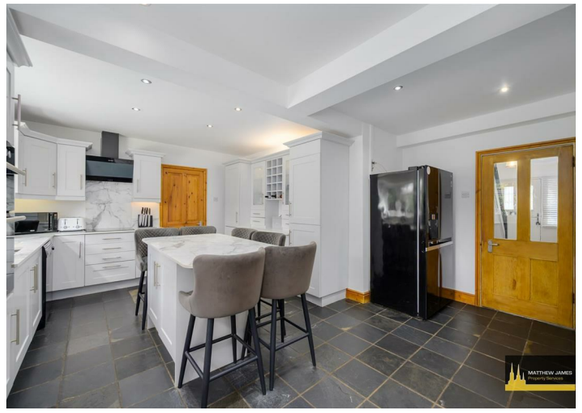
Bedroom Three
11'6 x 11' (3.51m x 3.35m)

Bedroom Four
13'2 x 9'10 (4.01m x 3.00m)

Rear Garden

Garage
19' 17'9 max (5.79m 5.41m max)

Aerial Shots



Directions