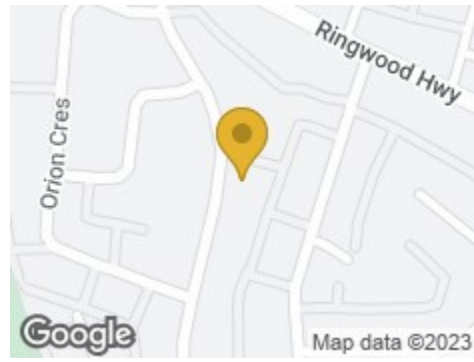


Road Map



Hybrid Map



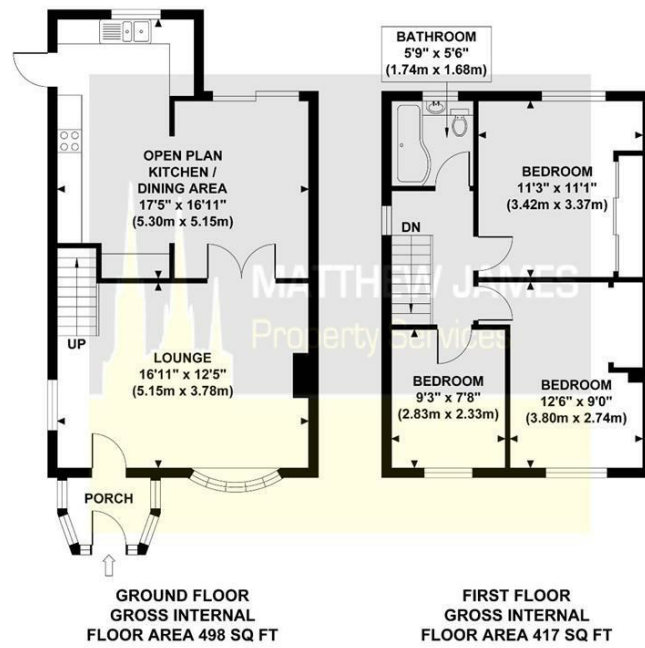
Terrain Map



MATTHEW JAMES
Property Services

Floor Plan

YEWDALE CRESCENT
Approximate Gross Internal Area
915 sq ft / 85.0 sq m

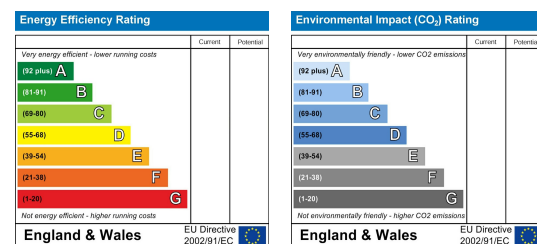


Although every attempt has been made to ensure accuracy, all measurements are approximate and no responsibility is taken for any error, omission, or mis-statement. This floor plan is for illustrative purposes only and not to scale. Measured in accordance to RICS standards.

Viewing

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

Energy Efficiency Graph



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.



128 Yewdale Crescent
Potters Green, Coventry CV2 2FT

Offers Over £235,000



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128 Yewdale Crescent

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Front Garden

Having off road parking accessed via a dropped kerb with fenced perimeters and a lawn to the side. Access through the composite door leads to the:

Porch

(Not Measured) Being of dwarf wall and PVCu design with PVCu doubleglazed windows to the side. A further glazed door leads to the:

Lounge

16'11 x 12'5

Having a PVCu double glazed bay window to the front elevation, PVCu double glazed window to the side elevation, stairs off to the first floor, feature real flame gas fire with hearth, mantle and surround to the one wall and timber glazed French doors leading to the:

Dining Area

Having sliding double glazed patio doors to the rear elevation and opening to the:

Open Plan Kitchen Area

17'5 x 16'11

Having PVCu window to the rear elevation, PVCu obscure glazed door to the side, a range off wall, base and drawer units with beautiful Granite work surface over with up stand, integrated washing machine and dishwasher with with space for a tumble dryer, electric hob, waist height oven, integrated wine cooler and space for a table and chairs.

First Floor Landing

Having a PVCu double glazed window to the side elevation and doors leading off to:

Bedroom One

11'3 x 11' 1

Having PVCu window to rear elevation with modern fitted wardrobe to the one wall.

Bedroom Two

12'6 x 9'0

Having PVCu window to front elevation and open cupboard space.

Bedroom Three

9'3 x 7'8

Having PVCu window to front elevation.

Family Bathroom

5'9 x 5'6

Having a PVCu double obscure glazed window to the rear elevation, panel bath with Mira Sport shower over, vanity flush WC and wash hand basin with modern tiling to all four walls.

Rear Garden

Fenced perimeter with a paved pathway, secure pedestrian gate to the rear and access to the:

Garage

(Not Measured) Having side pedestrian door and up and over door to the rear. (Please note that the rear garden is work in progress and hasn't been photographed yet.)

