MATTHEW JAMES
Property Services

88 Alfall Road, Coventry, CV2 3GG
£194,995

*** Renovated *** No Chain *** Two Double Bedrooms *** Through Lounge / Diner *** Downstairs WC *** Sun Room *** Separate Kitchen Area *** Great Sized Rear Garden *** First Floor Bathroom *** Located in the Stoke Heath area of Coventry.

A much improved and fully renovated, traditional property. The ground floor has been opened up to provide a spacious open plan living area. Whilst the kitchen is tucked away to the rear, there is also a downstairs cloakroom and separate sun room, making this a flexible and cosy home.

Upstairs, you'll find a modern family bathroom and two very generous bedrooms. Outside, the front provides potential for off road parking, whilst the larger than average rear garden has scope to be a fabulous place for outdoor living and enjoy the south-west position.

The property benefits from UPVc windows and doors. Heating and hot water are provided the newly installed gas combi boiler. Sitting north east of the city, its a great location for families and professionals, With everything you need on the doorstep. Handy for those that need to commute with major road networks just minutes away. Please get in touch to arrange your viewing.

GROUND FLOOR

Lounge Area
12'5" x 11'5" (3.8 x 3.5)

Dining Area
11'5" x 11'1" (3.5 x 3.4)

Kitchen
10'2" x 4'7" (3.1 x 1.4)

Sun Room
9'10" x 6'10" (3 x 2.1)

Cloakroom WC

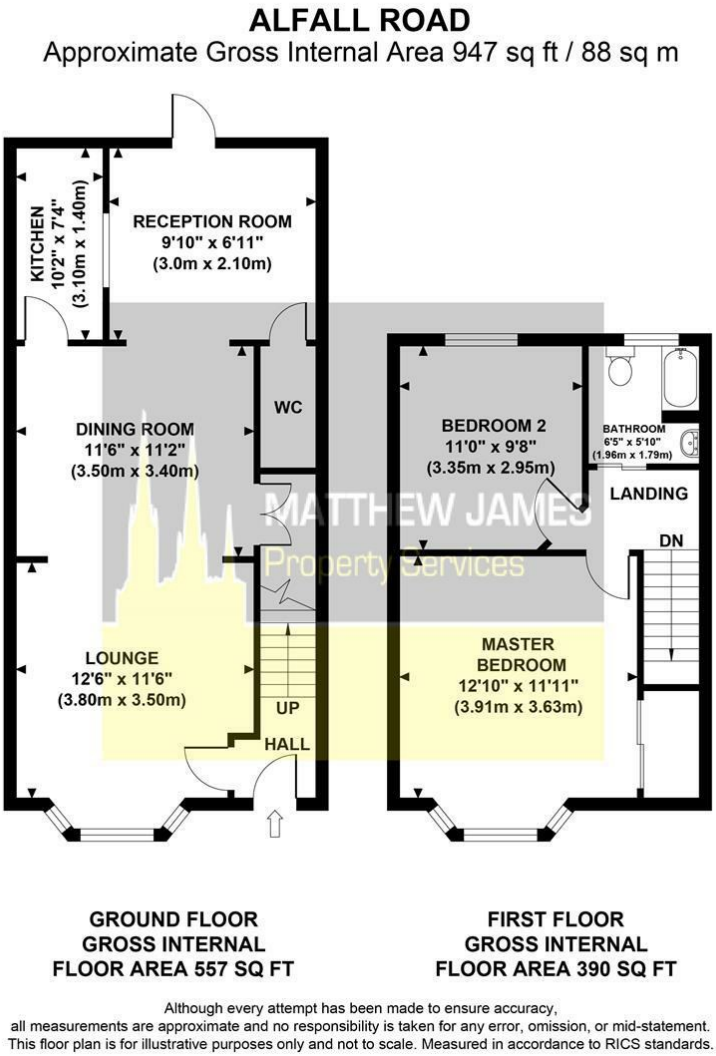
FIRST FLOOR

Bedroom One
12'9" x 11'10" (3.91 x 3.63)

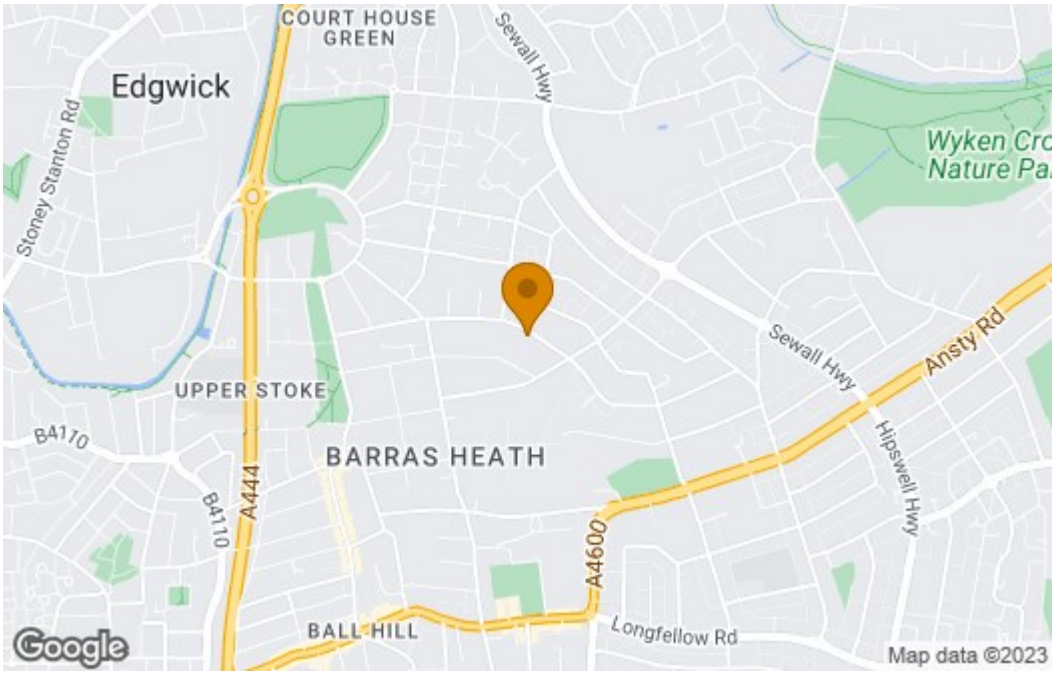
Bedroom Two
10'11" x 9'8" (3.35 x 2.95)

Family Bathroom
6'5" x 5'10" (1.96 x 1.79)

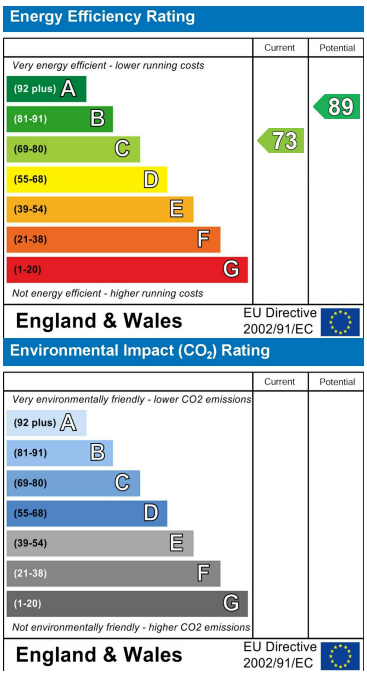
Floor Plan



Area Map



Energy Efficiency Graph



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