

160 Armscott Road, Coventry, CV2 3AP

Offers Over £249,995

This wonderful family home has been lovingly lived in and maintained, to a very high standard for many years by the current owner - ready to make their next move, we're delighted to offer it for sale. Looking for a property to move straight into and make your own, then look no further - even better, it's being offered with No Onwards Chain

Whether you're a first time buyer or home mover, needing that extra space, we're sure this property will tick the boxes. Located in the Wyken area, there is no shortage of great schools and amenities for little ones. Minutes away from the University Hospital, retail parks, business parks, great links around the city and much more - it's perfect for those working professionals too.

The property is both stylish and spacious and has a traditional layout. The hallway opens up to a good sized, open plan lounge / dining area to the left, go straight on to the separate kitchen area, with its modern style and plenty of space for those all important appliances. The added conservatory, off the kitchen, gives flexibility to family living or take advantage of the space to work from home in your own little haven.

Head upstairs to the first floor, to find three bedrooms. The main bedroom sits to the front, is nicely decorated with good space for storage. The second bedroom is of good size, with a large window providing views of the garden. The third bedroom sits to the front and is a single sized room. The family bathroom is fresh and sleek with a bath tub and shower over.

From the landing, take a sneak peak up the access steps into the roof space to be greeted with a handy shower room and further space which is currently used as a bedroom.

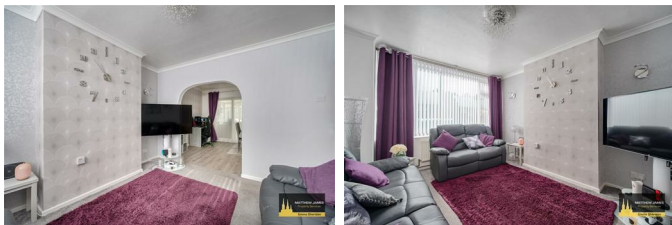
GROUND FLOOR

Entrance Hallway



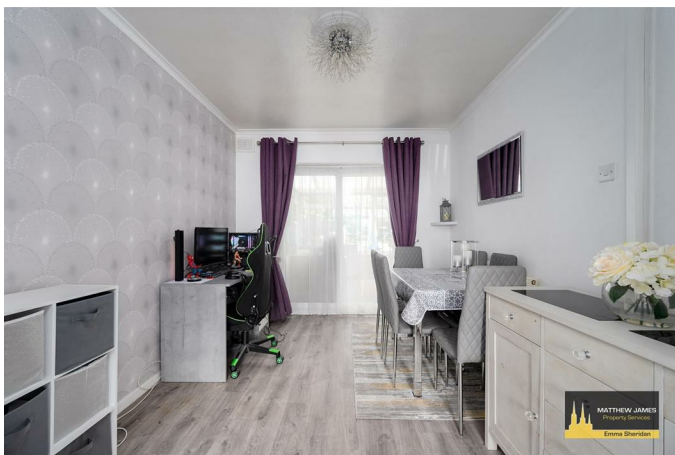
Lounge

12'1" x 11'1" (3.7 x 3.4)



Diner

10'9" x 9'2" (3.3 x 2.8)



Kitchen

11'5" x 7'2" (3.5 x 2.2)



Conservatory

15'8" x 9'10" (4.8 x 3.02)



FIRST FLOOR

Bedroom One

12'9" x 7'10" (3.9 x 2.4)



Bedroom Two

10'9" x 8'10" (3.3 x 2.7)



Loft Room

10'2" x 9'10" (3.10 x 3.0)



Bedroom Four

10'5" x 5'10" (3.2 x 1.8)



Shower Room

6'6" x 3'7" (2 x 1.1)



Family Bathroom

5'6" x 5'2" (1.7 x 1.6)

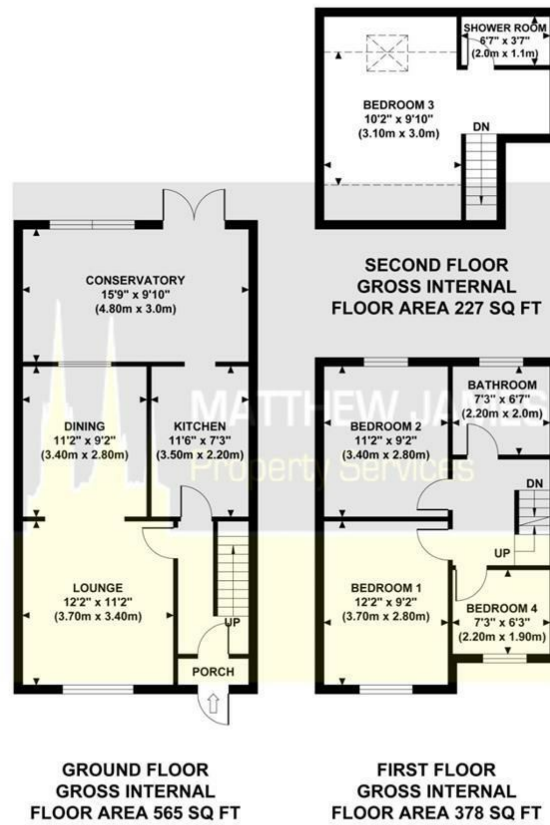


SECOND FLOOR

Floor Plan

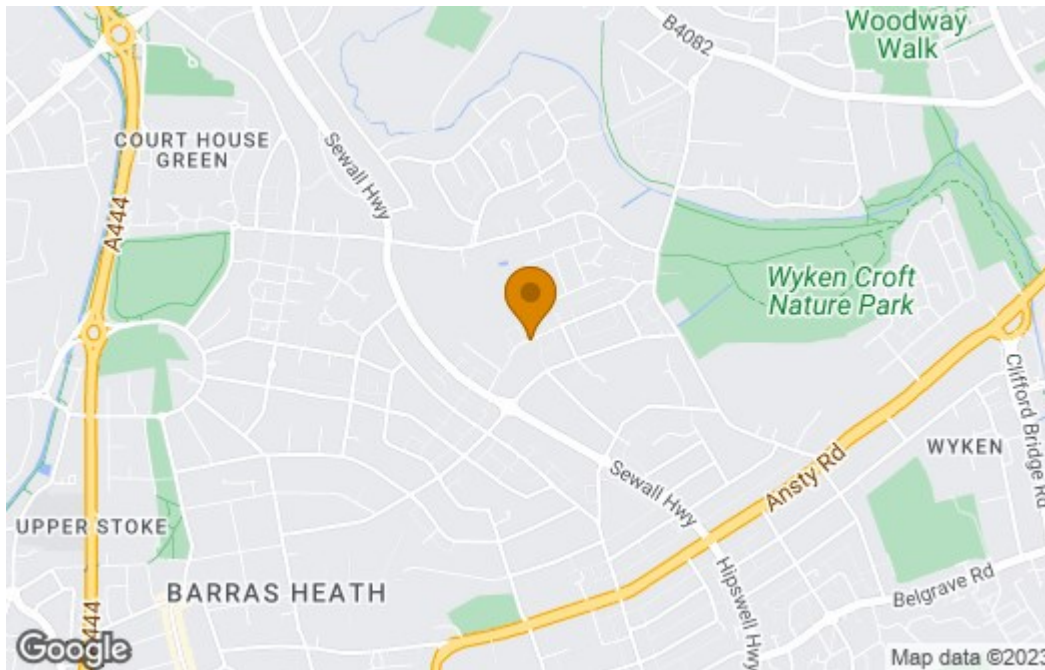
ARMSCOTT ROAD

Approximate Gross Internal Area 1170 sq ft / 108.7 sq m

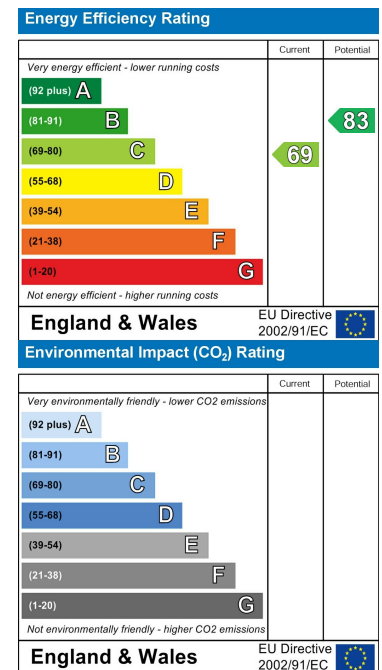


Although every attempt has been made to ensure accuracy, all measurements are approximate and no responsibility is taken for any error, omission, or mis-statement. This floor plan is for illustrative purposes only and not to scale. Measured in accordance to RICS standards.

Area Map



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.

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