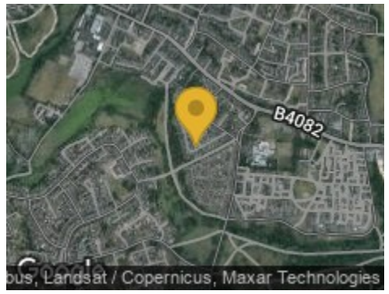
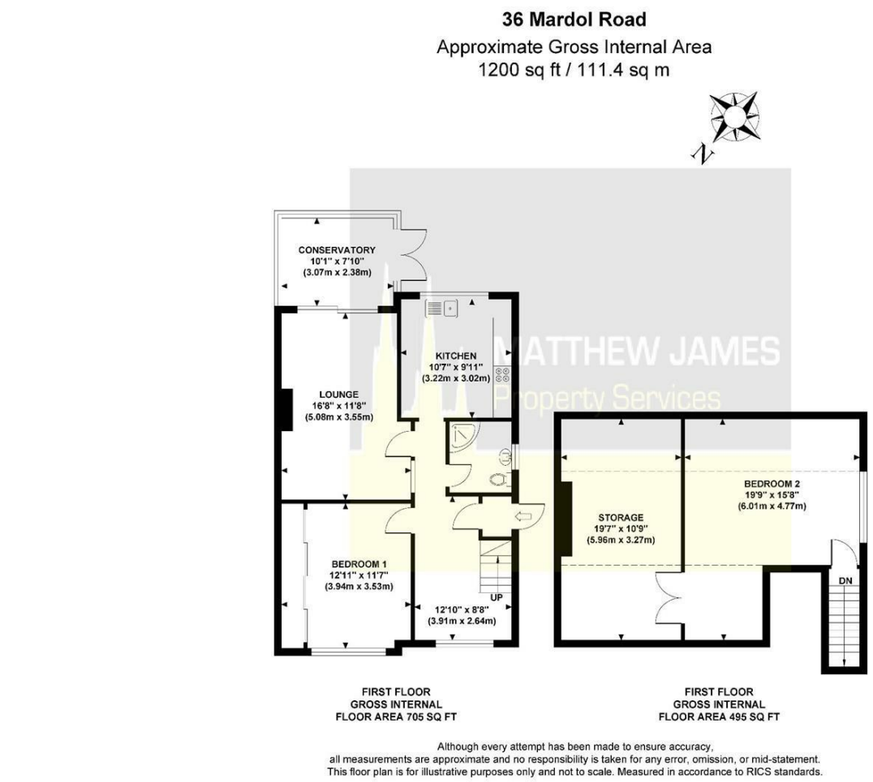
Road Map

Hybrid Map



Terrain Map

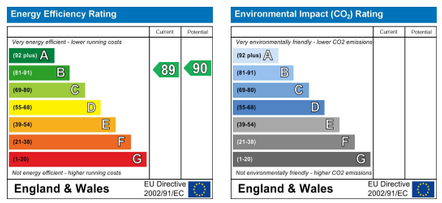
Floor Plan



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

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MATTHEW JAMES
Property Services

36 Mardol Close

Wyken, Coventry CV2 1BA

£220,000

2 | 1 | 2 | B

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Front Garden
Laid mainly to decorative paving with planted centre, walled perimeter and access to the side elevation and through the outer door into the:

Entrance Porch
Having further door that leads to the:

Vestibule Hallway / Dining Area
12'10 x 8'8
Having a PVCu double glazed window to the front elevation, stairs lead off to the first floor and further doors lead off to:

Bedroom One
12'11 x 11'7
Having a PVCu double glazed window to the front elevation, built-in fully fitted wardrobes to the one wall.

Living Room
16'8 x 11'8
Having obscure glazed picture window as you enter with sliding patio doors to the conservatory, feature fireplace with hearth, mantle and surround and inset electric fire.

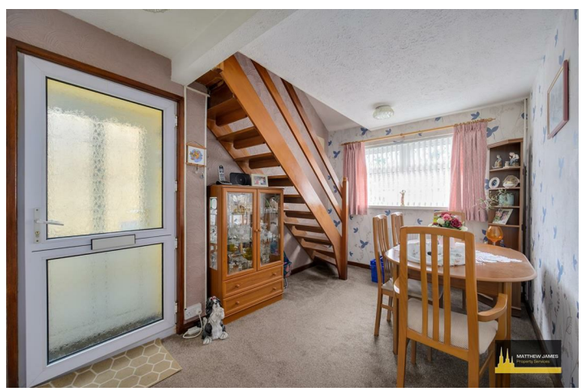
Conservatory
10'1 x 7'10
Being of PVCu double glazed design with French doors that lead to the garden area.

Breakfast Kitchen
10'7 x 9'11
Having a PVCu double glazed window to the rear elevation, a range of wall, base and drawer units with space and plumbing for a washing machine, space for an under counter fridge, cooker with four ring electric hob over and tiling to all splash prone areas.

Shower Room
6'4 x 5'7
Having a PVCu double obscure glazed window to the side elevation, walk-in shower enclosure, pedestal wash hand basin, low level flush WC, extractor, tiling to all splash prone areas.

Bedroom Two
19'7 x 14'3
Having a PVCu double glazed window to the side elevation, some restricted head height and door that leads to:

Large Storage Area
19'7 x 10'9
Having some restricted head height and perfect for storage or future development.

Rear Garden
Having fenced perimeters, mainly laid to decorative paving with garden shed and pedestrian gated access to the front elevation.

Garage
14'7 x 8'6
Having up and over door.