



**Ashorne Close Coventry CV2 1GG**  
**£215,000**

**Benburys**  
SALES AND LETTINGS

Two bedroom mid-terrace house located on Ashorne Close in Coventry which was built in 2022 and offers a modern living experience with a generous 732 square feet, making it an ideal choice for first-time buyers. The property features two comfortable bedrooms, perfect for a small family.

This property has two parking spaces, which is a rare find in many urban settings. The property also benefits from the NHBC warranty, with six years remaining, giving you peace of mind regarding the quality and durability of your new home. Situated in a friendly neighbourhood, this property is well-connected to local amenities and transport links, making it easy to explore all that Coventry has to offer. Whether you are a first-time buyer or looking for a low-maintenance home, this mid-terrace house on Ashorne Close presents a modern and comfortable living space.

#### Hallway

4'7" x 2'9" (1.41 x 0.84)

Wooden flooring, single central heating radiator, UPVC glass panel door

#### Kitchen

13'7" x 16'7" (4.15 x 5.06)

Wooden flooring, double glazed window to front aspect, matching white gloss kitchen units, integrated dishwash, washer and fridge/freezer, gas hob and electric oven

#### WC

3'4" x 5'7" (1.03 x 1.72)

Grey tiled flooring, half tiled walls, extractor fan, pedestal wash basin, low level toilet and single central heating radiator

#### Living room

12'10" x 10'6" (3.93 x 3.21)

Double central heating radiator, wooden flooring, double glazed patio doors leading into the garden

#### Landing

6'5" x 7'3" (1.97 x 2.21)

Wooden flooring, single central heating radiator, doors to the bathroom and bedroom

#### Bedroom 1

8'9" x 11'0" (2.67 x 3.37)

Wooden flooring, single central heating radiator, double glazed windows

#### Bathroom

7'3" x 11'0" (2.22 x 3.36)

Grey tiled flooring, half tiled walls, electric shower over bath with shower screen, pedestal wash basin, chrome towel rail

#### Bedroom 2

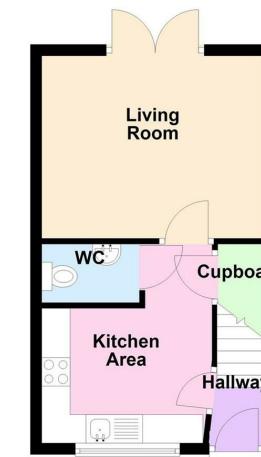
12'11" x 10'6" (3.95 x 3.22)

Wooden flooring, single central heating radiator, double glazed windows

#### Rear garden

Rear garden mainly laid to lawn, patio and fence surrounds

#### Ground Floor



#### First Floor



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