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Durham Crescent
Allesley CV5 9GA

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* 3 BEDROOM DETACHED BUNGALOW * PLEASANT BACKWATER SETTING * DIRECT ACCESS AMPLE CAR PARKING TO BRICK GARAGE WITH WORKSHOP/ STORE * NO UPWARD CHAIN

Nestled in a tranquil backwater setting on Durham Crescent in Allesley, Coventry, this charming three-bedroom detached bungalow offers a delightful blend of comfort and convenience. The property boasts a spacious lounge through to brick built double glazed conservatory providing ample space for relaxation and entertaining guests.

The fitted kitchen is well-equipped, making meal preparation a pleasure with split level hob & oven. Each of the three bedrooms is generously sized one with built in wardrobes ensuring that there is plenty of room for family or guests. The fully tiled shower room incorporates a corner cubicle conveniently located, catering to the needs of the household.

One of the standout features of this bungalow is the direct access to ample parking, including a brick garage with workshop/ store which is a rare find in such a peaceful location. The absence of any upward chain means that you can move in without delay, making this property an ideal choice for those looking to settle in quickly.

Whether you are a first-time buyer, a family seeking a comfortable home, or someone looking to downsize, this bungalow presents an excellent opportunity. With its appealing setting and practical features, it is sure to attract interest. Do not miss the chance to make this lovely property your new home.



selling quality
property since 1995









Dimensions

STORM PORCH

ENTRANCE HALL

LOUNGE
4.25 x 3.35

**BRICK BUILT
DOUBLE GLAZED
CONSERVATORY**
3.50 x 2.20

FITTED KITCHEN
3.80 x 2.36

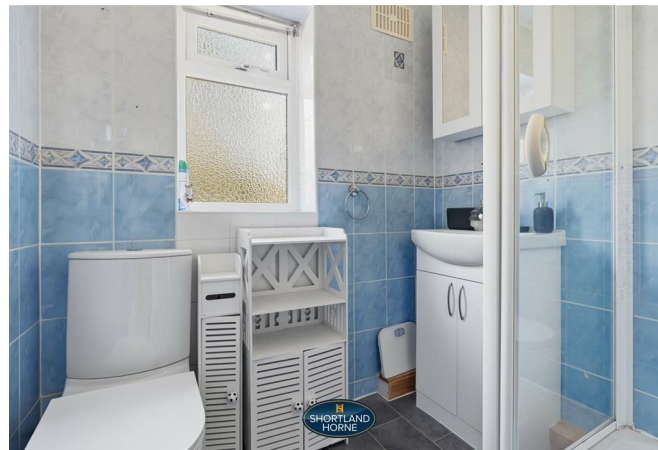
BEDROOM ONE
3.77 x 3.35

BEDROOM TWO
3.18 x 3.02

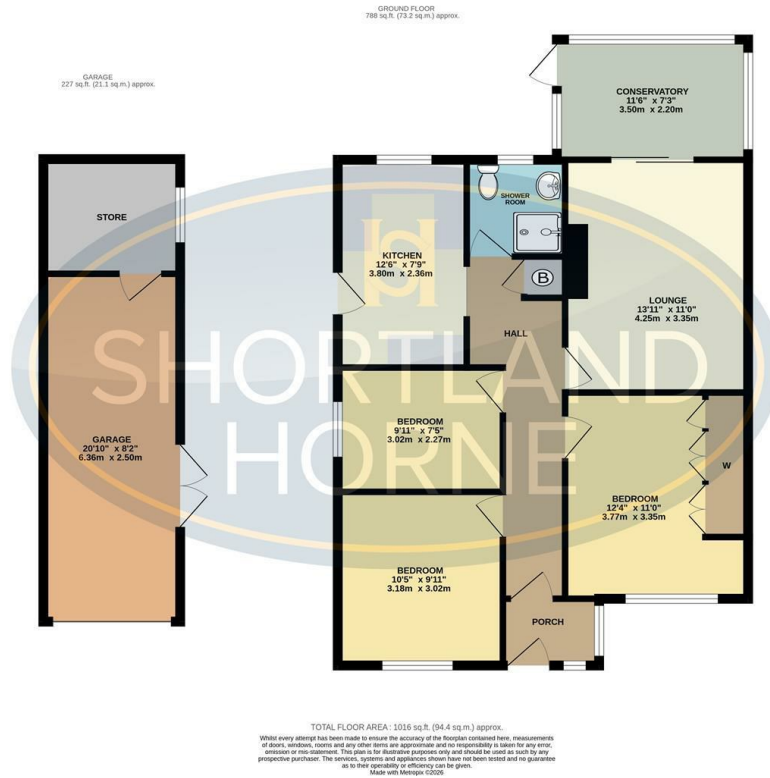
BEDROOM THREE
3.02 x 2.27

**FULLY TILED
SHOWER ROOM**

**DIRECT ACCESS
AMPLE CAR PARKING
TO BRICK GARAGE**
6.36 x 2.50



Floor Plan



Total area: sq ft

Disclaimer

Services All main services are understood to be available. Prospective purchasers are however recommended to verify connection with the appropriate suppliers.

Fixtures and Fittings Excluded unless referred to in the sale particulars. Photographs are for illustrative layout purposes only and items shown are not included unless specifically mentioned in contract documentation. Please note: wide angle lens photography may be used, in certain instances, sometimes resulting in slight distortion.

Viewing Strictly by arrangement through Shortland Home.

Measurements Room measurements and floor plans are for guidance purposes only and are approximate.

Purchase Procedure It is essential to contact our offices before applying for a mortgage or arranging for a survey on this or any other Shortland Home property to confirm current availability.

Money Laundering We have in place procedures and controls, which are designed to forestall and prevent Money Laundering. If we suspect that a supplier, customer/client, or

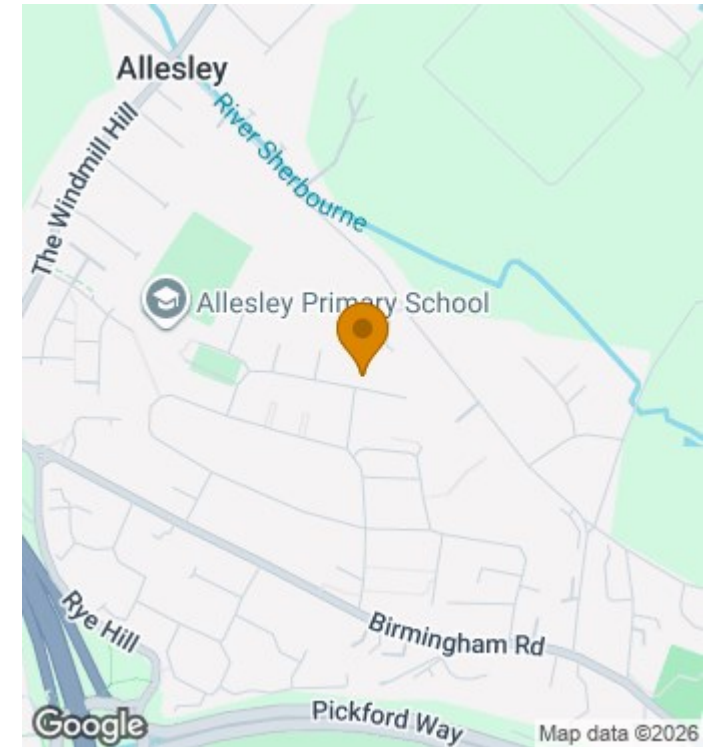
employee is committing a Money Laundering offence as defined by the Proceeds of Crime Act 2002, we will in accordance with our legal responsibilities disclose the suspicion to the National Criminal Intelligence Service. Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

Appliances We would ask that you note that the property may contain appliances that would warrant checking for satisfactory working condition and you may wish to arrange this at your own expense prior to legal commitment.

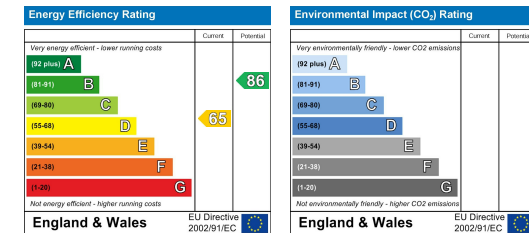
Referrals If Shortland Home have introduced you to a Solicitor, Mortgage Advisor or Surveyor with whom we have a business relationship we are required by the Code of Conduct published by the NAEA propertymark to notify you that we will receive a referral fee. The fee for these services will vary depending on the transaction and intermediary may make to attract business.

Shortland Home's Mortgage Advisor is Midland Financial Planning Limited, a partner practices of St. James's Place. For referring business to Midland Financial Planning Limited Shortland Home will receive up to 50% of any commissions earned. You do not have to use the service of any of our providers and can choose to source the service from someone else. Any advice that is provided will be independent.

Location Map



EPC



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