



Woodway Lane, Walsgrave
Offers Over £190,000

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ESTATE AGENTS

Woodway Lane, Walsgrave, Coventry

This is a well proportioned property throughout giving plenty of space for the whole family. Also having a great location for road access around the city and very close to university hospital. There's plenty of permitted parking locally and amenities near by. the property its self has large windows allowing lots of natural light and space. to arrange a viewing please call 02476017701

Living room 12'1" x 12'1" (3.7 x 3.7)

Entered from the front door, a good size room with lots of natural light.

Dining room 12'1" x 11'9" (3.7 x 3.6)

To the rear of the property giving access to the kitchen and stairs. there is also a cupboard under the stairs perfect for shoes, coats and hoovers etc.

Kitchen 8'2" x 6'10" (2.5 x 2.1)

With plenty of work surface and storage, also giving access to the rear garden.

Utility 6'10" x 2'7" (2.1 x 0.8)

A small area to the rear of the kitchen housing a storage cupboard, washing machine and boiler.

Bathroom 6'6" x 4'7" (2.0 x 1.4)

On the ground floor to the rear of the kitchen a white 3 piece suite with a shower over the bath.



Bedroom one 12'1" x 10'9" (3.7 x 3.3)

A large double bedroom to the front of the property with built in wardrobes.

Bedroom two 8'10" x 8'10" (2.7 x 2.7)

A good size bedroom to the rear of the property.

Bedroom three 11'9" x 6'10" (3.6 x 2.1)

Another good size room to the rear of the property.

Loft room 17'0" x 11'9" (5.2 x 3.6)

A large room with sky light windows that could have numerous uses.

Location

Coventry is a cathedral city in the heart of England. Surrounded by beautiful Warwickshire countryside and part of the West Midlands region, Coventry is home to over 300,000 people making it the 11th biggest city in the UK. Coventry's history lies in manufacturing, with British cycle and motor history very much rooted in the city. Coventry was also famed for its ribbon industry and watch/clock making, although innovative technologies, retail, tourism and leisure now complement the more traditional areas of manufacturing. The city has two universities – the city centre-based Coventry University and the University of Warwick on the southern outskirts. Coventry is well connected by rail, with a direct service from Coventry to London Euston taking just 59 minutes. The M6, the M69 and the A45 are the city's main road links.

Local Authority

Coventry City Council

Tenure

Freehold

Viewing

Strictly by appointment only via Complete Estate Agents

Council tax band

Band - A - Source - Gov.uk

Market Appraisal

If you are considering selling your property, we would be delighted to give you a free no obligation market appraisal. Our experience, knowledge and comprehensive marketing with local and internet advertising will get your property seen in all the right places. Please contact us today to arrange your property appraisal.

**Mortgage Advice**

Complete Estate Agents work in partnership with C&W Financial services we can offer professional mortgage advice, from independent mortgage advisors they will help to source a product that will suit your budget and needs from virtually the whole of the mortgage market.

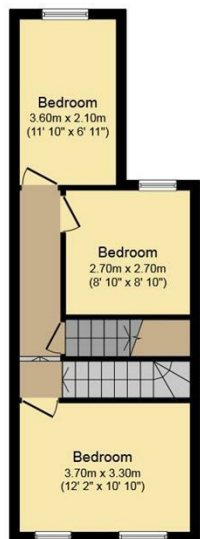
Conveyancing Services

Our solicitors work on a no sale, no fee basis. They work longer hours than the conventional solicitor and are available at weekends. Please contact us for more information on our conveyancing service.



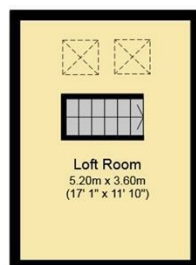
Ground Floor

Floor area 39.0 sq. m.
(420 sq. ft.) approx



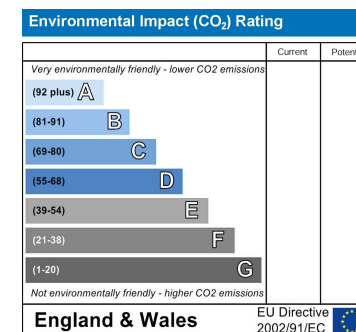
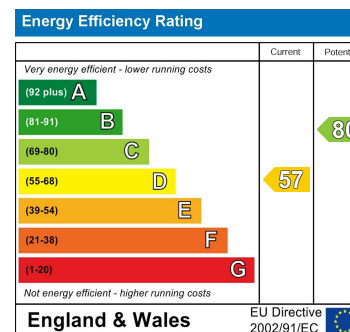
First Floor

Floor area 35.0 sq. m.
(377 sq. ft.) approx



Second Floor

Floor area 19.0 sq. m.
(205 sq. ft.) approx



Total floor area 93.0 sq. m. (1,001 sq. ft.) approx

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

Misrepresentation Act 1967 - These particulars are believed to be correct but their accuracy is not guaranteed nor do they form part of any contract.

101 New Union Street, Coventry, West Midlands, CV1 2NT
 T: 02476 017701
 sales@complete247.co.uk
 www.complete247.co.uk

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