



**Florence Road, Coventry, CV3 2AL**

**SHELDON  
BOSLEY  
KNIGHT**

LAND AND  
PROPERTY  
PROFESSIONALS



# Property Description

This modern two bedroom apartment is located in Binley and benefits from its distance to Coombe Abbey Country Park and The University Hospital which are both in close proximity, making this property perfect for a first time buyer looking for a quiet cul de sac area or buy to let investment.

In brief, the accommodation consists of: entrance hall, kitchen/living/diner, family bathroom and two double bedrooms, both having fitted wardrobes.

Externally you will find an allocated parking spot to the front of the property and shared gardens surrounding.







## Key Features

- Top Floor Apartment
- Well Maintained Throughout
- Views Of Coombe Abbey Country Park
- Two Double Bedrooms
- Fitted Wardrobes
- Family Bathroom
- Allocated Parking
- Great First Time Buy Or Investment
- No Chain

**£140,000**

EPC Rating - C

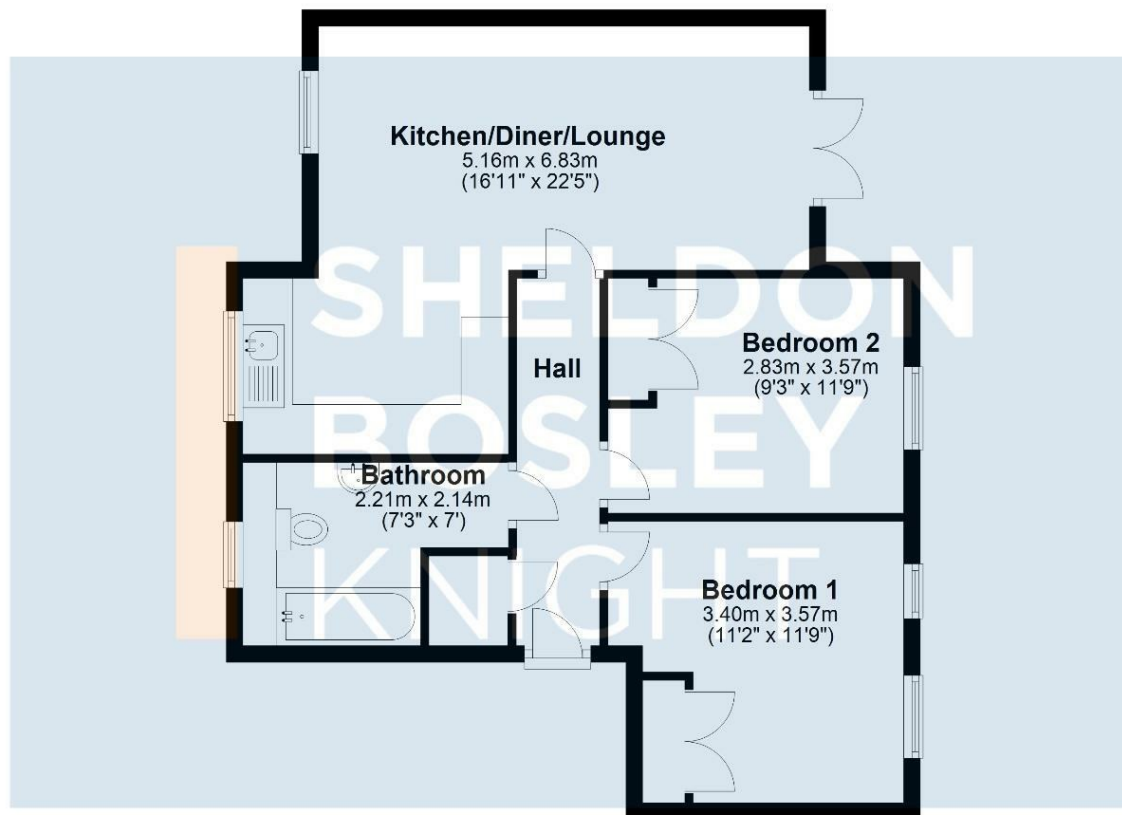
Tenure - Leasehold

Council Tax Band - A

Local Authority -  
Coventry City Council

### Ground Floor

Approx. 59.3 sq. metres (638.4 sq. feet)



Total area: approx. 59.3 sq. metres (638.4 sq. feet)

All efforts have been made to ensure that the measurements on this floorplan are accurate however these are for guidance purposes only.  
Plan produced using PlanUp.

We routinely refer clients to both our recommended Legal Firm and a panel of Financial Services Providers. It is your decision whether you choose to deal with these companies. In making that decision, you should know that we receive a referral fee