



TAILOR MADE
SALES & LETTINGS



Victoria Court, Allesley Hall Drive

Allesley Park, Coventry, CV5 9NR

Offers Over £170,000



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Property Summary

Tailor Made Sales and Lettings are delighted to introduce to market this two double bedroom, Top Floor bright Apartment within the highly coveted Victoria Court Development.

The property has the benefit of a Garage En Bloc, communal parking and even a beautiful courtyard garden (only in this block!), which is well maintained by the residents.

Victoria Court is perfectly situated on the edge of the Allesley Park estate, close to a wide range of local amenities and a stones throw from Allesley Park, overlooking the golf course. The property is within easy reach of excellent road links in and out of the city, quick access to the NEC, Birmingham Airport and various rail stations.

The property itself welcomes ample natural lighting, with dual aspect windows and a patio door leading to a private balcony area, providing excellent views of Allesley Park.

Briefly comprising ; long entrance hallway, kitchen, two double bedrooms, lounge diner, bathroom and utility cupboard.

This apartment is modern throughout, with cream matte Kitchen and recently installed flooring.

Entrance Hallway

Doors to all principle rooms and a large utility cupboard.

Lounge Diner

Dual aspect windows, patio door leading to balcony. Such a bright and airy room with plenty of natural lighting, and beautiful views over Allesley Park. Gas central heating.

Utility Cupboard

Washing Machine and Tumble Dryer, and space for storage.

Kitchen

A selection of wall and base cream units, wood effect laminate counter tops, stainless steel sink drainer, integrated electric cooker and hob, extractor hood, fridge freezer and double glazed window with pleasant outlook.

Bedroom One

Double glazed window, providing ample lighting. Genuine double bedroom. Gas central heating.

Bedroom Two

Double glazed window, providing ample lighting. Genuine double bedroom. Gas central heating.

Bathroom

Tiled, modern bathroom, comprising a white suite including bath, glass screen, wash hand basin, WC, radiator and private double glazed window.

Balcony

Secure private balcony with views across Allesley Park.

Garden

A communal garden accessible for the residents in the block. Enclosed within the block, and garages so private and secure. This is well maintained and loved by the current residents.

ABOUT US

Tailor Made Sales & Lettings is a family run business established in 2016. The company is built on strong core values: a belief that an honest, reliable and efficient approach is essential in building trust and credibility. Tom Glancy, Director of Tailor Made Sales

Tel: 024 76939550

& Lettings, has 17 years Estate Agency experience and is a member of the NAEA, Property Ombudsman and Safe Agent giving all our clients and customers the guarantee that they are in safe hands.

The business will not only offer all aspects of Estate Agency (including Sales, Lettings and Property Management) but will also provide invaluable advice and recommendations for Solicitors, Financial Advisors and Surveyors to support you and your family throughout the entire moving process. Tailor Made Sales & Lettings takes an innovative approach to the industry, offering a flexible and transparent fee structure. This gives you the opportunity to create the best package for your individual requirements.

The internet has transformed the way we search, sell and let properties. Present high street estate agents act as intermediaries, leading to colossal fees and commissions: you have every right to question whether this added cost is acceptable. We believe Tailor Made Sales & Lettings are different. Our unique approach will save you money, provide peace of mind and, most importantly, ease the stress of any move or letting.

If you would like to know more about the services we

provide and you have a property to sell then you can visit the packages section of our website on www.tmonline.co.uk/packages/

Agents Disclaimer

While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point of which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.

The measurements indicated are supplied for guidance only and as such must be considered incorrect.

Please note we have not tested the services, or any of the equipment or appliances in this property, accordingly we advise prospective buyers to commission their own survey or service reports before finalising the purchase.

These particulars are issued in good faith but do not constitute representations of fact, or form part of any offer or contract. The matters referred to in these particulars should be independently verified by prospective buyers or tenants.



Road Map



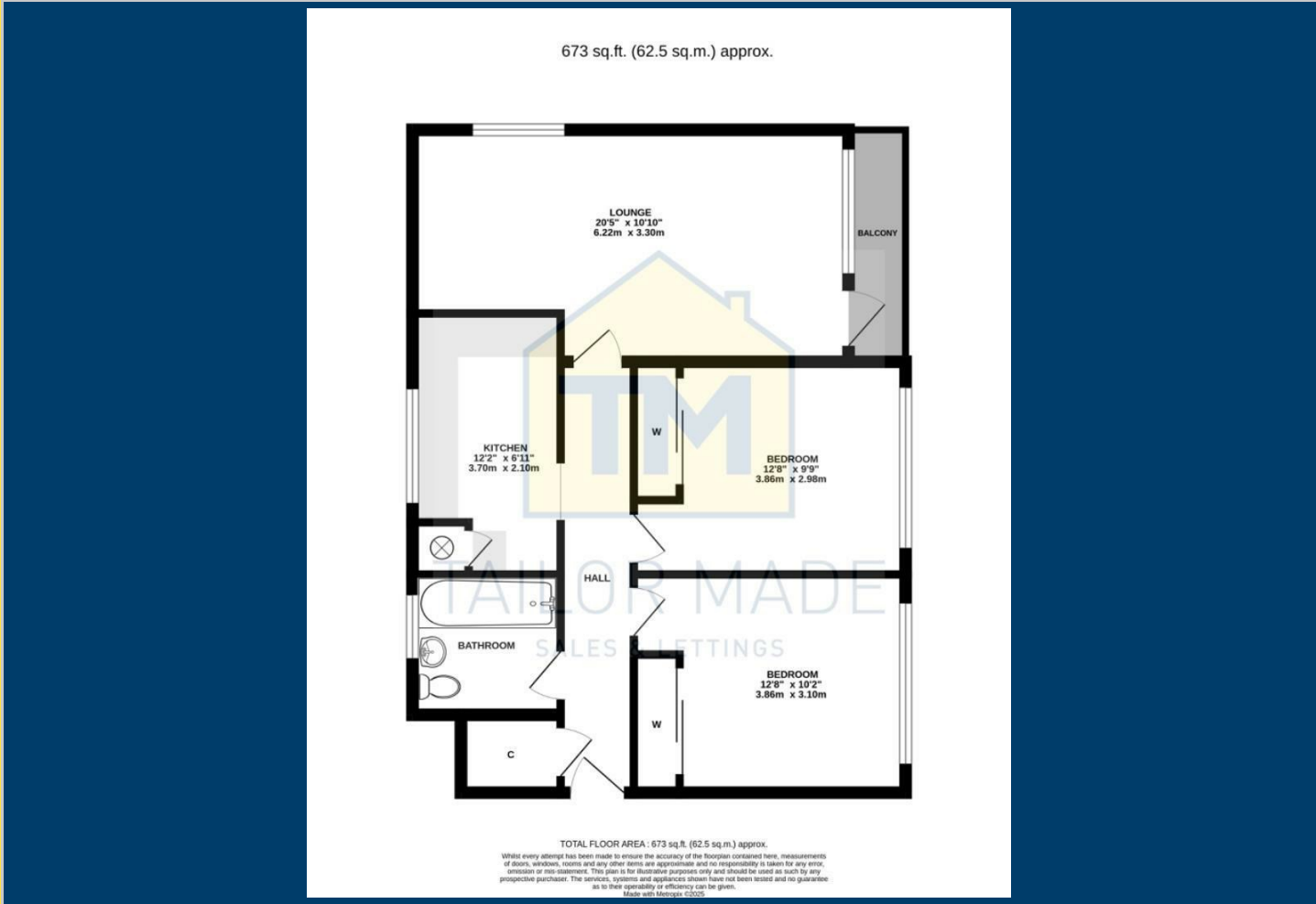
Hybrid Map



Terrain Map



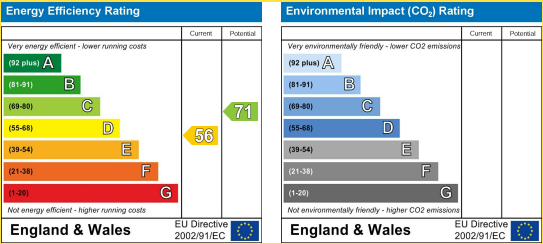
Floor Plan



Viewing

Please contact our Tailor Made Sales & Lettings Office on 024 76939550 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.