



TAILOR MADE
SALES & LETTINGS



Glendower Avenue

Whoberley, Coventry, CV5 8BE

Offers Over £240,000



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A pleasure to bring to market this stunning period terraced property, located in a lovely setting, backing onto allotments with gorgeous, perfectly kept rear garden, four car driveway with dropped kerb and the benefit of a loft room.

The property has been modernised completely from top to bottom with newly installed windows and front door, renovated period internal doors, modern kitchen and bathroom, two reception rooms, three genuinely good sized bedrooms and the addition of a loft room with Velux window.

The garden is simply stunning with covered verandah which has had a new roof, lovely seating area, lawn, mature shrub borders, detached large shed, Cornish slate patio area and gated rear access to the entry.

Accommodation Summary

Entrance Porch

Original tiled, leading to a newly installed glazed front door.

Hallway

Doors off to the lounge, dining room and kitchen. Cloak cupboard and stairs to the first floor landing.

Lounge

Double glazed bay window to the front elevation and central heating radiator.

Dining Room

Glazed wooden french doors onto the verandah, central heating radiator.

Extended Kitchen

A range of wall and base units, eye level Neff double oven, four ring gas hob, extractor hood, sink drainer, space for dishwasher, washing machine and fridge freezer. Double glazed window overlooking the garden and sliding doors onto the Verandah.

First Floor Landing

Doors off to all three bedrooms and the bathroom, stairs to the loft room.

Bedroom One

Double glazed window to rear elevation, overlooking the garden and allotments, central heating radiator.

Bedroom Two

Double glazed window to the front elevation and central heating radiator.

Bedroom Three

Double glazed window to the front elevation, built in storage, one housing a top of the range wall mounted Worcester Bosch gas combination boiler, central heating radiator.

Bathroom

A modern, fully tiled bathroom comprising a p-shaped bath, shower over, glass screen, wash hand basin, WC, radiator and double glazed window.

Loft Room

Currently being utilised as a home office. Eaves storage and Velux sky light.

Garden

Verandah seating area with newly installed roof, gorgeous garden which is mainly laid to lawn with mature shrub borders, pond, Cornish slate patio area, large timber shed and gated rear access.

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.

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Prior to a sale being agreed, prospective purchasers will be required to produce identification documents. Your co-operation with this, in order to comply with Money Laundering regulators, will be appreciated and assist with the smooth progression of the sale.



