



TAILOR MADE

SALES & LETTINGS



Back Lane

Meriden, Coventry, CV7 7LD

Offers Over £599,950



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Tailor Made Sales and Lettings are delighted to offer this rare detached bungalow with stunning field views on Back Lane, Meriden.

This intriguing property occupies a large plot with ample parking, detached double garage with benefits from rear sun-room and remote electric roller doors. This garage along with the detached bungalow offers a wealth of development opportunities, i.e extending and improving the current property as it is or perhaps re-developing completely into a house or new build subject to planning consent.

The accommodation offers well proportioned rooms including a large lounge with stunning views across the gardens and fields, dining room, kitchen, three bedrooms, the master benefiting from a large en-suite bathroom and a separate family bathroom.

There are mature gardens to three side, brick built BBQ, field views, upgraded alarm system and our client is buying a new build so no onward chain.

Accommodation Summary

Entrance Hallway

Doors off all principle rooms, central heating radiator and WC.

Kitchen

A selection of wall and base units, newly upgraded double oven, hob and extractor hood, stainless steel sink drainer, space for white goods, wall mounted gas combination boiler, double glazed windows to the side and front elevation and glazed door to the side access and garden.

Lounge

Two double glazed patio doors, one to the rear and one to the side, both enjoying lovely views, brick inglenook fireplace with gas fire, radiator and double glazed windows to the side elevation.

Dining Room

Double glazed window to the side elevation, central heating radiator and gas fire

Bedroom One

Double glazed window to the side elevation, central heating radiator and door to the en-suite.

En-Suite

Newly installed shower cubicle and shower, bath, wash hand basin with vanity unit, WC and radiator.

Bedroom Two

Double glazed window and central heating radiator.

Bedroom Three

Double glazed window and central heating radiator.

Bathroom

A spacious four piece bathroom suite including a newly installed shower cubicle and shower, bath, WC, wash hand basin, radiator and double glazed window

Gardens

Ample parking to the front, paved patio to the side elevation and lawns to the side and rear, vegetable patch with greenhouse, brick built BBQ and stunning field views.

Agents Disclaimer

While we endeavour to make our sales particulars

Tel: 024 76939550

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.

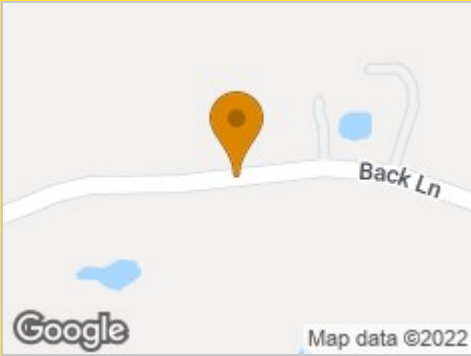
Money Laundering Regulations

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.



Road Map



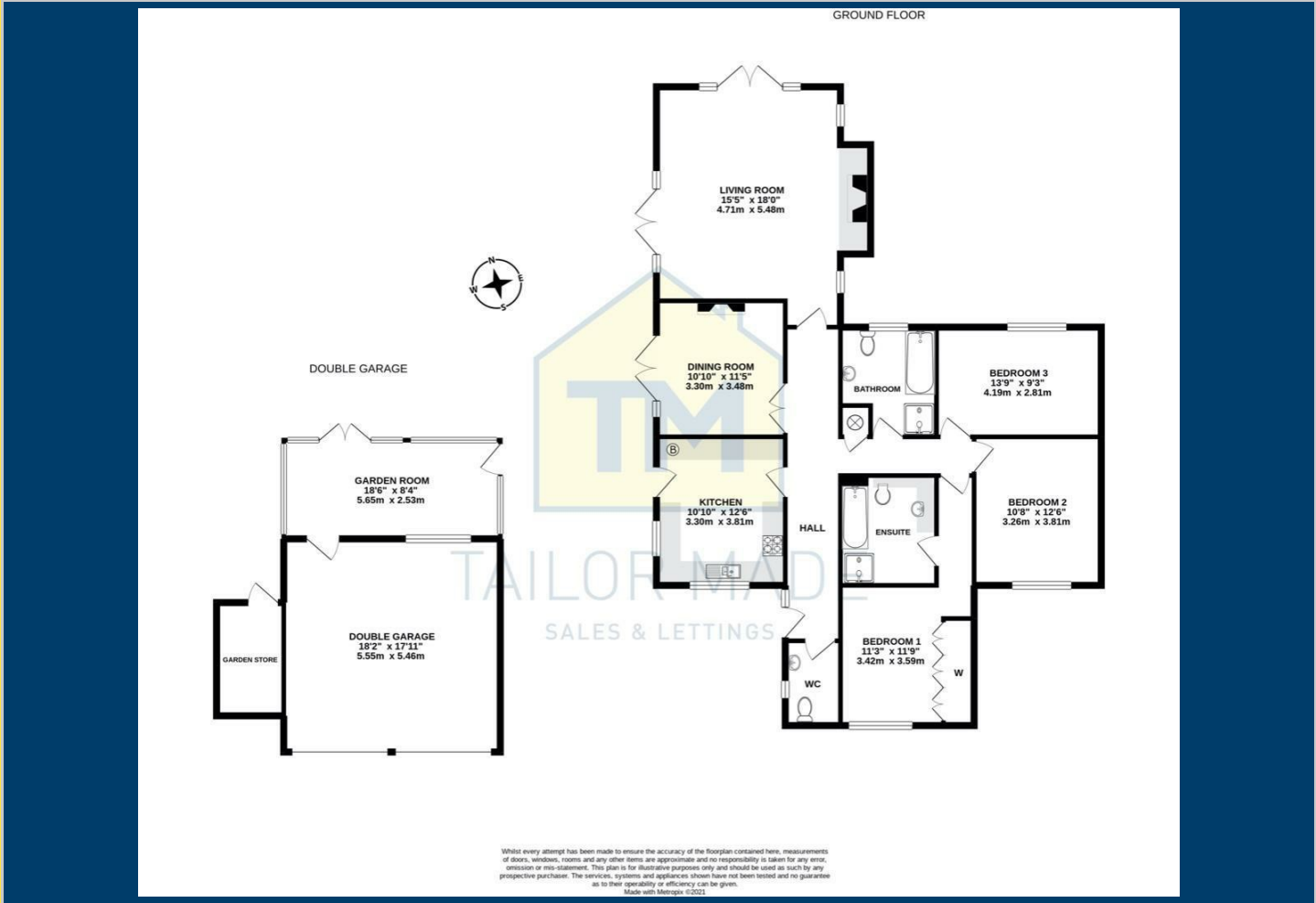
Hybrid Map



Terrain Map



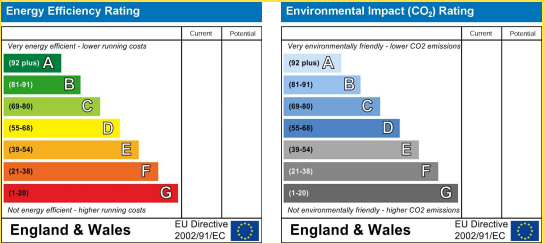
Floor Plan



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 firm's employment has the authority to make or give any representation or warranty in respect of the property.