



TAILOR MADE
SALES & LETTINGS



James Green Road

Tile Hill, Coventry, CV4 9SN

£750 Per Calendar Month



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Property Overview

Tailor Made Sales & Lettings are pleased to bring to market this well presented ground floor maisonette, in the ever popular Tile Hill area of Coventry.

The property comprises of a well sized reception room, kitchen, modern shower room, double bedroom & internal storage cupboards.

To the external aspect, there is access to afforded via side entry, with a secure shared rear garden with lockable storage.

Offered furnished, and available March 2025.

Front of Property

Grassed frontage, with pedestrian pathway & side access.

Entrance Hallway

Entrance Hallway with access to all rooms & two storage cupboards.

Reception Room

Well sized reception room to the front aspect, with fireplace & built in storage.

Kitchen

Kitchen with a selection of wall & floor storage, white goods & sink.

Bedroom

Double Bedroom to the rear aspect. Bed, and bedroom furniture.

Shower Room

Modern Shower Room with corner shower unit, sink & toilet.

Rear Garden

Shared Rear Garden with secure gated access, and secure outbuilding.

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.

ABOUT US

Tailor Made Sales & Lettings is a family run business. 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 15 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.



Road Map



Hybrid Map



Terrain Map



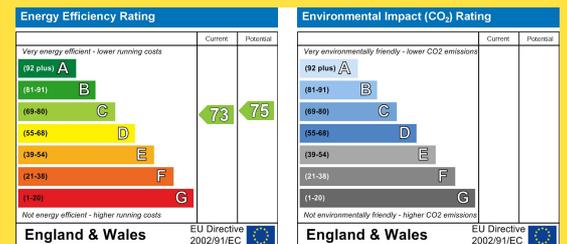
Floor Plan



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.