

OPENING DOORS SINCE 1843

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THE ESTATE AGENTS



Bagshaw Close, Coventry, CV8 3EX
Offers In The Region Of £400,000



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Bagshaw Close Coventry, CV8 3EX

A unique opportunity to acquire this heavily extended four bedroom family home with annex providing versatile living for its owners. The property is situated in the highly sought after residential location of Ryton-on-Dunsmore and occupies a spectacular plot.

The ground floor accommodation comprises a spacious entrance hallway designed for wheelchair access with stairs rising to the first floor, a generous 23ft lounge with patio doors leading to the garden, a separate dining room and an open plan fitted kitchen and conservatory. The annex is accessed through the entrance hallway and houses an open plan kitchen/lounge/diner, bedroom with storage cupboard, wet room and door leading to the second rear garden.

To the first floor there are three double bedrooms all containing fitted wardrobes and a sizeable modern bathroom with bath and separate shower.

Externally the property boasts an extensive driveway with ample parking for multiple vehicles and space for a motor home, a detached garage and two well maintained rear gardens featuring lawned and patio areas and a vegetable patch.

Further benefits include gas central heating and double glazing throughout.





- Four Bedroom Family Home
- Wheelchair Friendly Annex
- Spacious Lounge and Separate Dining Room
- Open Plan Kitchen/Conservatory
- Downstairs Wet Room
- Bathroom With Bath and Separate Shower
- Extensive Driveway with Space for Motor Home
- Garage
- Highly Sought After Location
- Council Tax - C

The village of Ryton-on-Dunsmore is conveniently situated within the triangle between the centres of Coventry, Rugby and Leamington Spa. The village itself offers a range of day-to-day amenities including a village primary school, a co-op, two public houses and is exceptionally well located for access to the Midland motorway network. Regular commuter rail links to London operate from Coventry, Leamington Spa and Rugby.

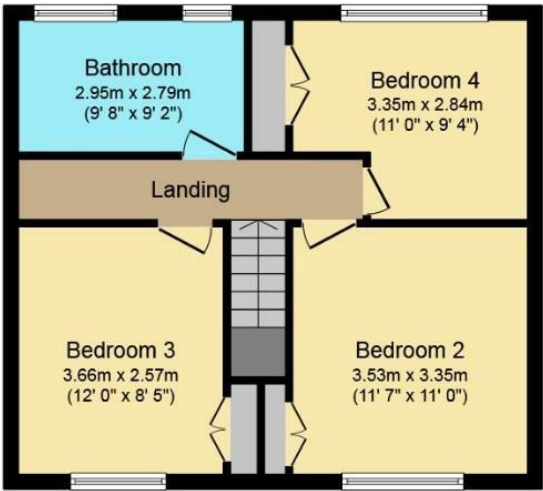


Floor Plan

Area Map



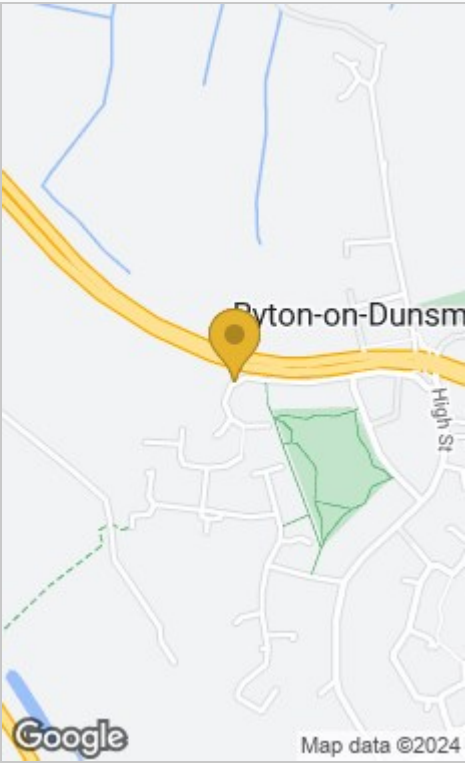
Ground Floor



First Floor

Total floor area 164.9 sq.m. (1,775 sq.ft.) approx

This Floor Plan is for illustration purposes only and may not be representative of the property. The position and size of doors, windows and other features are approximate. Unauthorized reproduction prohibited. © PropertyBOX



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	73	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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