

HALLWAY

LOUNGE DINER
25' 6" x 10' 9" max
(7.77m x 3.28m max)

KITCHEN
11' x 8' 1" (3.35m x 2.46m)

UTILITY LOBBY

CLOAKROOM WC

LANDING

BEDROOM
11' 4" x 9' 10" (3.45m x 3m)

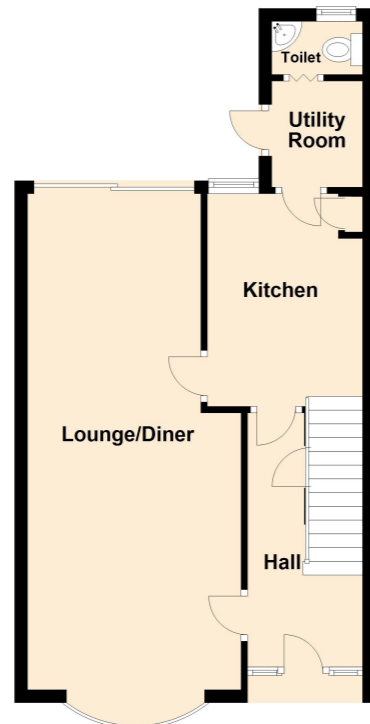
BEDROOM
11' 2" x 9' 10" (3.4m x 3m)

BEDROOM
8' 2" x 6' 11" (2.49m x 2.11m)

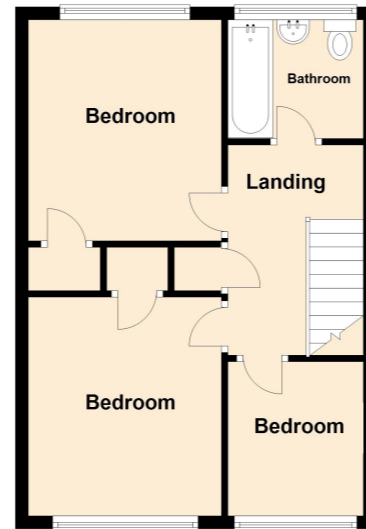
BATHROOM WC

GARDENS

Ground Floor



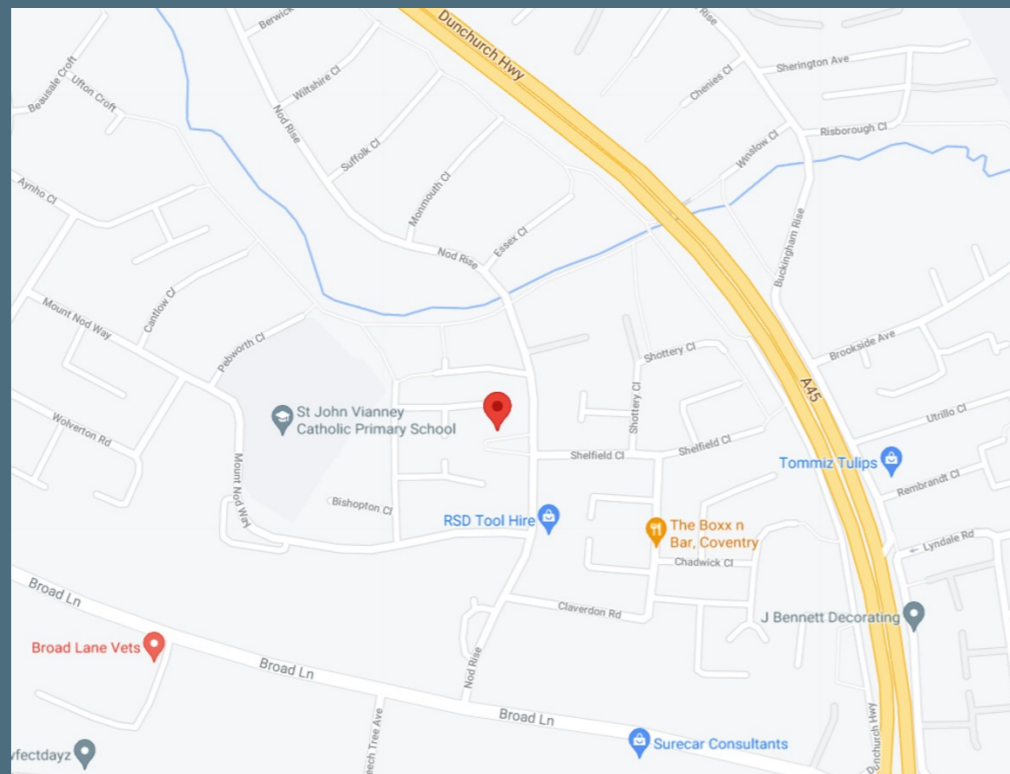
First Floor



35 Nod Rise

Mount Nod, Coventry, CV5 7HU

£229,500



IMPORTANT NOTICE
We take every care in preparing our sales details. They are checked and usually verified by the Vendor. We do not guarantee appliances, alarms, electrical fittings, plumbing, showers, etc., you must satisfy yourself that they operate correctly. Room sizes are approximate, they are taken in imperial and converted to metric, do not use them to buy carpets or furniture. We cannot verify the tenure, as we do not have access to the legal title, we cannot guarantee boundaries or rights of way, you must take the advice of your legal representative. If there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. Floor plans and compass are for guidance purposes only.

Contact us at

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£229,500

**35 Nod Rise
Mount Nod, Coventry, CV5 7HU**

- Mid Terrace
- Sought After Location
- Lounge Dining Room
- Kitchen
- Utility Lobby & Cloakroom WC
- THREE BEDROOMS
- Bathroom WC
- NO UPWARD CHAIN
- Freehold
- Tax Band B
- EPC Rating E

Viewing is strictly by appointment



Property Description

A mid terrace property offering ideal accommodation for a young family or a first time buyer. Located close to local shops, schools and easy access to public transport. The property benefits from double glazing and gas fired central heating.

In brief the accommodation comprises: hallway, lounge dining room with a feature fireplace, kitchen, utility lobby and cloakroom WC. On the first floor a landing, THREE BEDROOMS and a bathroom WC. Outside there are gardens to the front and rear.

NO UPWARD CHAIN.

MUST BE VIEWED.

