



Fow Oak, Coventry

£280,000





PROPERTY OVERVIEW

This three bedroom semi detached property is very well presented throughout having been modernised and re-furnished by the present owner. Being ideally suited to a first time buyer or investor the property provides potential buyers with :- entrance hallway, lounge, re-fitted breakfast kitchen, guest WC, three bedrooms and a family bathroom. Outside the property has a landscaped rear garden and further benefits from driveway parking for two vehicles.

PROPERTY LOCATION

Nailcote Grange is a modern development on the edge of Till Hill Coventry with local amenities and is walkable to the local train station with links to Birmingham/London. The area offers easy access to Coventry and Solihull which provide more comprehensive facilities with surrounding villages of Meriden, Berkswell and Balsall Common a short drive. The area is also within reach of the M42 to the Midlands motorway network.

Council Tax band: C

Tenure: Freehold





- Three Bedroom Semi-Detached
- Well Presented Throughout
- Ideal First Time Buy / Investor Property
- Lounge
- Breakfast Kitchen
- Conservatory
- Driveway Parking for Two Vehicles
- Private Rear Garden

ENTRANCE HALLWAY

WC

LOUNGE

KITCHEN/DINER

15' 1" x 8' 10" (4.59m x 2.69m)

CONSERVATORY

10' 0" x 7' 4" (3.06m x 2.24m)

FIRST FLOOR

BEDROOM ONE

11' 4" x 9' 12" (3.45m x 3.04m)

ENSUITE

7' 2" x 3' 5" (2.18m x 1.05m)

BEDROOM TWO

9' 5" x 8' 3" (2.88m x 2.52m)

BEDROOM THREE

9' 8" x 6' 2" (2.95m x 1.87m)

BATHROOM

6' 5" x 5' 7" (1.96m x 1.7m)

OUTSIDE THE PROPERTY

EAST FACING GARDEN

PARKING FOR TWO CARS





ITEMS INCLUDED IN THE SALE

Whirlpool integrated oven, Whirlpool integrated hob, extractor, all carpets, all curtains, all blinds, some light fittings and garden shed

ADDITIONAL INFORMATION

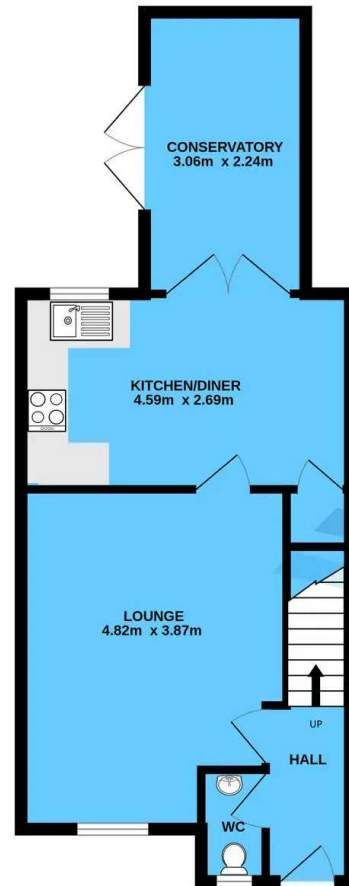
Services - Water meter, main gas, electricity and mains sewers. Broadband - Sky Fibre-Optic. Loft Space - Boarded with ladder and lighting.

MONEY LAUNDERING REGULATIONS

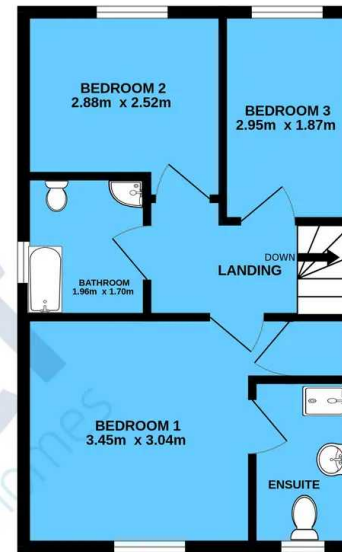
Prior to a sale being agreed, prospective purchasers will be required to produce identification documents. Your co-operation with this, in order to comply with Money Laundering regulations, will be appreciated and assist with the smooth progression of the sale.



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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