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Upper Eastern Green Lane
Eastern Green CV5 7DQ

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A REALLY IMPRESSIVE CLEVERLY EXTENDED SPACIOUS FAMILY HOME CLOSE TO LOCAL SCHOOLS AND BIRMINGHAM AIRPORT.

This beautiful four bedroom semi detached has been refurbished to a high standard throughout and really does stand out from the rest with the ground floor offering;

An entrance ceramic tiled hallway, spacious lounge/diner with French doors leading out to the stunning low maintenance rear garden, a family room, W/C and a lovely recently extended breakfast kitchen/diner with integrated fridge, freezer, double Neff ovens with a five ring gas hob. There is also a feature island and a orangery self cleaning skylight and a separate utility room housing the boiler, washing machine and tumble dryer.

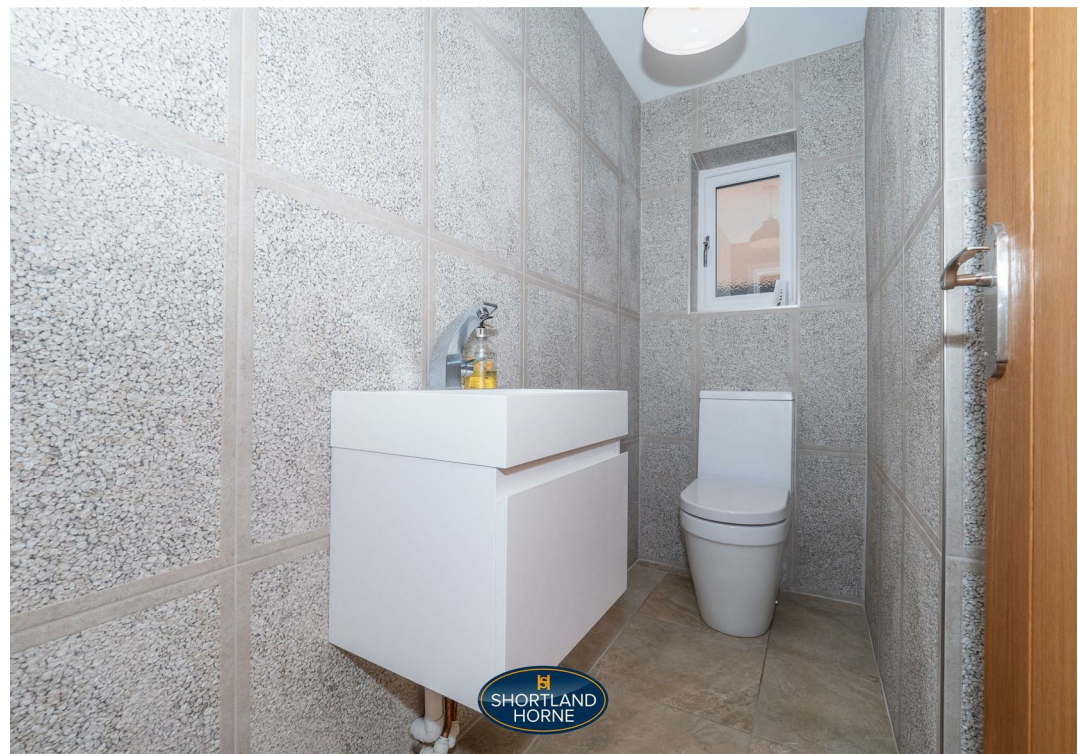
On the first floor you will find a family bathroom with walk in rainfall power shower and four double bedrooms with two featuring wardrobes.

Outside to the front of the property is a block paved driveway big enough for several vehicles with gated side access leading on to a south facing fully enclosed landscaped patio garden with a shed for extra storage.



selling quality
property since 1995









Dimensions

GROUND FLOOR

Entrance Hall

Lounge/Dining Room

6.48m x 4.24m

Family Room

4.80m x 2.36m

Kitchen/Breakfast Room

5.46m x 4.14m

Utility Room

2.64m x 1.63m

W/C

FIRST FLOOR

Bedroom One

3.35m x 4.27m

Bedroom Two

3.18m x 4.22m

Bedroom Three

2.77m x 4.19m

Bedroom Four

3.23m x 2.87m

Family Bathroom

2.31m x 2.29m

Floor Plan



Total area: approx. 138.9 sq. metres (1495.6 sq. feet)

Total area: 1495.60 sq ft

Disclaimer

Services All main services are understood to be available. Prospective purchasers are however recommended to verify connection with the appropriate suppliers.

Fixtures and Fittings Excluded unless referred to in the sale particulars. Photographs are for illustrative layout purposes only and items shown are not included unless specifically mentioned in contract documentation. Please note: wide angle lens photography may be used, in certain instances, sometimes resulting in slight distortion.

Viewing Strictly by arrangement through Shortland Horne.

Measurements Room measurements and floor plans are for guidance purposes only and are approximate.

Purchase Procedure It is essential to contact our offices before applying for a mortgage or arranging for a survey on this or any other Shortland Horne property to confirm current availability.

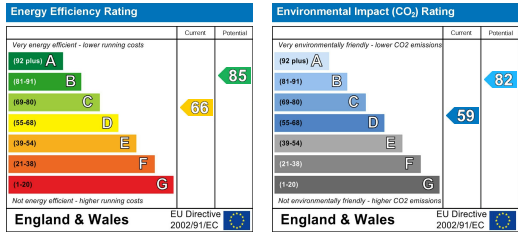
Money Laundering We have in place procedures and controls, which are designed to forestall and prevent Money Laundering. If we suspect that a supplier, customer/client, or employee is committing a Money Laundering offence as defined by the Proceeds of Crime Act 2002, we will in accordance with our legal responsibilities disclose the suspicion to the National Criminal Intelligence Service. Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

Appliances We would ask that you note that the property may contain appliances that would warrant checking for satisfactory working condition and you may wish to arrange this at your own expense prior to legal commitment.

Location Map



EPC



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