Complete Estate Agents are pleased to present this well presented three bedroom mid terrace property in the sought after area of Wyken, located close to local amenities, walking distance to the University Hospital, major road networks and bus routes. In brief the property comprises of: Entrance hall, bedroom four / study, lounge / Diner, large kitchen and sitting room to the ground floor. Three bedrooms and a family bathroom to the first floor. The property benefits from a quarterly income generated by fully owned solar panels, gas central heating, uPVC double glazing, front driveway and low maintenance rear garden.

**Entrance hall**
With space for shoes and coats, you have access to the living room or straight ahead to

**Bedroom four/ Study / play room**
Previously an integral single garage but converted to an extra room. currently used as a fourth bedroom but would lend itself to a number of different uses.

**Living room / Dining area**
Fantastic space for the whole family with feature fire place. you have a small bay window to the front and access to the kitchen at the rear. you also have double doors leading to the stairs.

**Kitchen**
This is a great size family kitchen. Extended some twenty years ago you now have lots of work space every you’d expect in a kitchen and a nice sitting area as well. you have access the the rear garden from here too.
Sitting room
Off the side of the kitchen this is a nice extra space to have. Sliding doors leading to the garden and also double doors to the dining area.

Bedroom one
Double bedroom with storage space and views to the front of the property.

Bedroom two
Double bedroom with storage space and views to the rear of the property.

Bedroom three
A good size single bedroom with storage space and views to the front of the property.

Family Bathroom
Housing a white three piece suite with a shower over the bath, this is a spacious family bathroom.

Viewing
Strictly by appointment only via Complete Estate Agents

Tenure
Freehold

Location
Coventry is a cathedral city in the heart of England. Surrounded by beautiful Warwickshire countryside and part of the West Midlands region, Coventry is home to over 300,000 people making it the 11th biggest city in the UK. Coventry's history lies in manufacturing, with British cycle and motor history very much rooted in the city. Coventry was also famed for its ribbon industry and watch/clock making, although innovative technologies, retail, tourism and leisure now complement the more traditional areas of manufacturing. The city has two universities – the city centre-based Coventry University and the University of Warwick on the southern outskirts. Coventry is well connected by rail, with a direct service from Coventry to London Euston taking just 59 minutes. The M6, the M69 and the A45 are the city’s main road links.

Local Authority
Coventry City Council

Market Appraisal
If you are considering selling your property, we would be delighted to give you a free no obligation market appraisal. Our experience, knowledge and comprehensive marketing with local and internet advertising will get your property seen in all the right places. Please contact us today to arrange your property appraisal.

Mortgage Advice
Complete Estate Agents work in partnership with C&W Financial services we can offer professional mortgage advice, from independent mortgage advisors they will help to source a product that will suit your budget and needs from virtually the whole of the mortgage market.

Conveyancing Services
Our solicitors work on a no sale, no fee basis. They work longer hours than the conventional solicitor and are available at weekends. Please contact us for more information on our conveyancing service.
This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

Misrepresentation Act 1967 - These particulars are believed to be correct but their accuracy is not guaranteed nor do they form part of any contract.