



Connells

Woodway Walk
Coventry



Property Description

Situated in the popular residential area of Walsgrave, this three-bedroom semi-detached property offers well-proportioned accommodation and would make an ideal family home.

The ground floor comprises an entrance hallway, a convenient guest WC, a spacious lounge, and a fitted kitchen with a range of wall and base units.

To the first floor are three bedrooms, together with a fitted shower room and a separate WC.

Externally, the property benefits from gardens to both the front and rear, providing outdoor space for relaxation and entertaining. In addition, there is a garage offering useful storage or off-road parking.

Conveniently located close to local amenities, schools, transport links, and University Hospital Coventry & Warwickshire, this property is well placed for a range of buyers.

Viewing is highly recommended to appreciate the accommodation on offer.

Approach

Front door.

Entrance Hall

Stairs to first floor.

Lounge

Double glazed window to the front elevation, radiator and further double glazed window to the rear elevation overlooking the rear garden.

Fitted Kitchen

Range of wall and base mounted units incorporating an inset single drainer sink unit with work surfaces and tiled splashbacks over. Integrated electric oven and gas hob with cookerhood over, integrated dishwasher and washing machine, space for domestic appliance, double glazed window to the rear elevation and door leading to the rear garden.

W/C

Comprising toilet, wash hand basin and double glazed window to the rear elevation.

Inner Lobby

Door to w/c.

First Floor Landing

Doors to;

Bedroom One

Two double glazed windows to the front elevation, built-in wardrobe and radiator.

Bedroom Two

Double glazed window to the front elevation, built-in wardrobe and radiator.

Bedroom Three

Double glazed window to the rear elevation, radiator and loft hatch.

Fitted Shower Room

Tiled, comprising shower cubicle, wash hand basin, radiator and double glazed window to the rear elevation.

Separate W/C

Housing toilet and double glazed window to the rear elevation.

Outside

Rear Garden

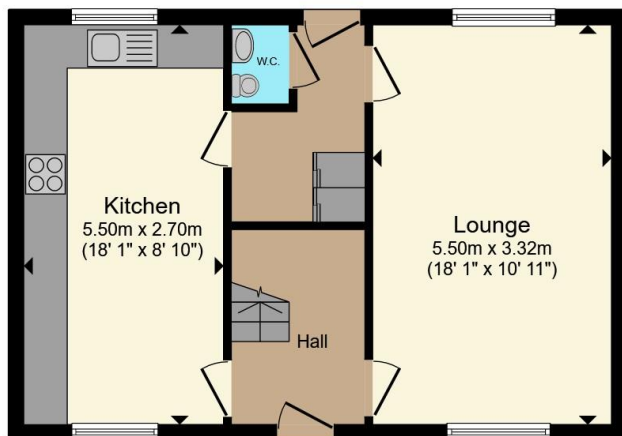
Patio area beyond being Astro lawn with rear gated access.

Garage

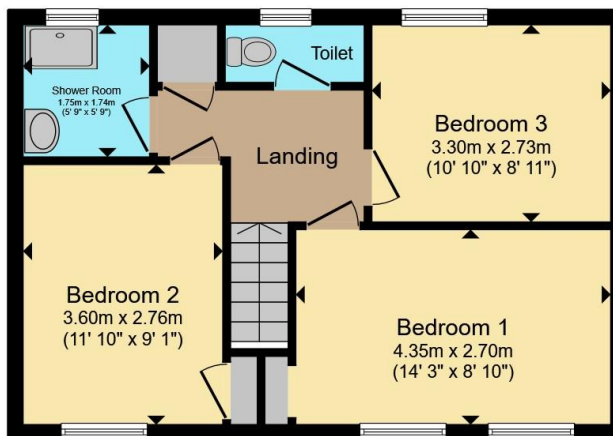
Agents Note

"Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead."





Ground Floor



First Floor

Total floor area 89.8 m² (966 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells



To view this property please contact Connells on

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38 New Union Street
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EPC Rating: Council Tax
 Awaited Band: A

view this property online connells.co.uk/Property/COV324208

Tenure: Freehold



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