



Connells

Lauras Walk
Coventry



Property Description

Situated in a quiet cul-de-sac within the popular Copeswood area of Coventry, this two-bedroom semi-detached home offers comfortable accommodation ideal for first-time buyers, downsizers, or investors.

The ground floor comprises an entrance hall leading to a fitted kitchen positioned at the front of the property, a convenient guest W.C., and a spacious lounge to the rear with views and access to the rear garden. To the first floor are two well-proportioned bedrooms and a fitted shower room.

Externally, the property benefits from gardens to both the front and rear, providing outdoor space for relaxing and entertaining.

Conveniently located close to local amenities, schools, and transport links, this attractive home offers a peaceful residential setting while remaining within easy reach of Coventry city centre

Approach

Front door.

Entrance Hall

Stairs to first floor.

Guest W/C

Double glazed window to the side elevation, toilet and wash hand basin.

Fitted Kitchen

Wall and base mounted units incorporating an inset single drainer stainless steel sink unit with work surfaces. Integrated electric oven and gas hob with cookerhood over, plumbing for automatic washing machine, space for domestic appliance and double glazed window to the front elevation.

Lounge

Radiator and double glazed French doors to the rear elevation opening onto the rear garden.

First Floor Landing

Doors to;

Bedroom One

Two double glazed windows to the rear elevation and radiator.

Bedroom Two

Two double glazed windows to the front elevation and radiator.

Fitted Shower Room

Tiled, comprising walk-in shower, wash hand basin set into vanity unit, toilet and a heated towel rail.

Outside

Front Of Property

Lawned with pathway to front door.

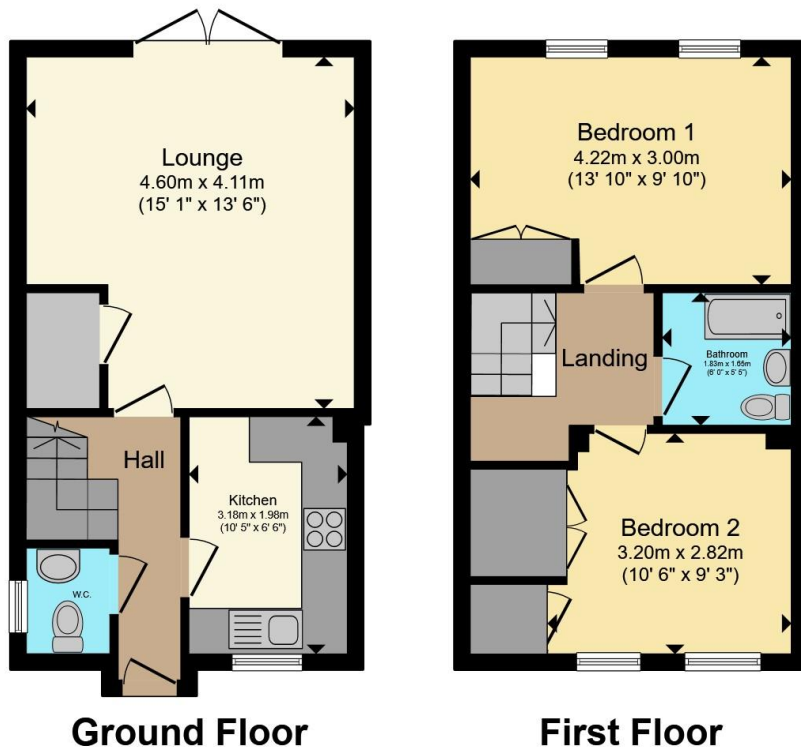
Rear Garden

Paved and lawned.

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."





Total floor area 66.8 m² (720 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



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

view this property online connells.co.uk/Property/COV323524

Tenure: Freehold



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