

ENTRANCE PORCH

LOUNGE

22' 2" x 13' 6" (6.76m x 4.11m)

KITCHEN/DINER

17' 9" x 15' 5" (5.41m x 4.7m)

SHOWER ROOM

CONSERVATORY

11' 3" x 8' 8" (3.43m x 2.64m)

BEDROOM

10' 10" x 7' 1" (3.3m x 2.16m)

BEDROOM

11' x 8' 6" (3.35m x 2.59m)

FIRST FLOOR LANDING

BEDROOM

15' 4" x 9' 5" (4.67m x 2.87m)

ENSUITE

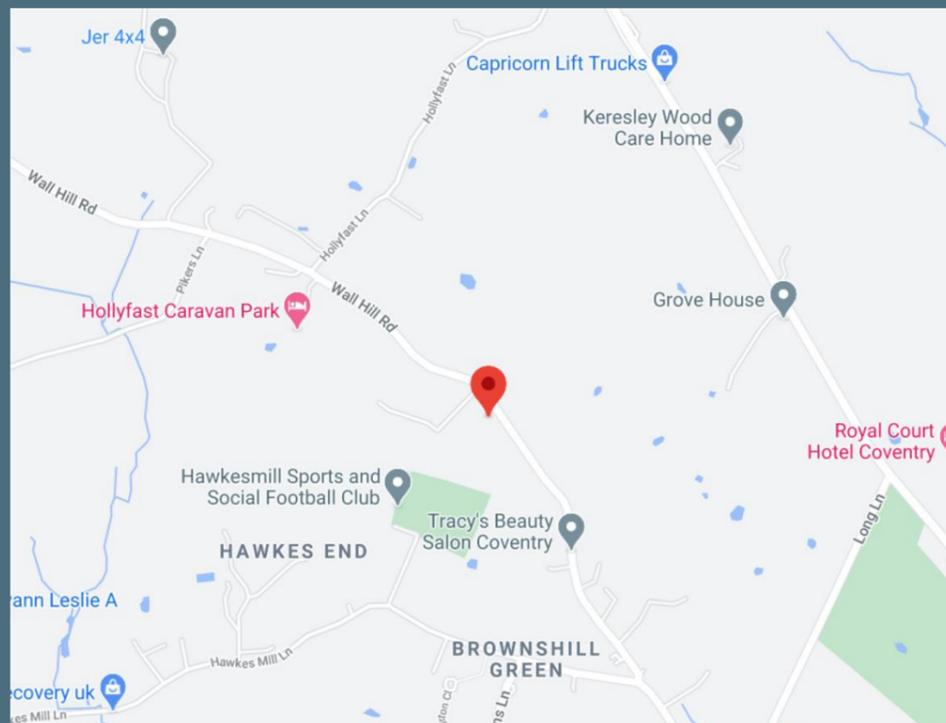
BEDROOM

7' 1" x 6' 3" (2.16m x 1.91m)

DRIVEWAY

GARAGE

REAR GARDEN



**IMPORTANT NOTICE**  
 We take every care in preparing our sales details. They are checked and usually verified by the Vendor. We do not guarantee appliances, alarms, electrical fittings, plumbing, showers, etc., you must satisfy yourself that they operate correctly. Room sizes are approximate, they are taken in imperial and converted to metric, do not use them to buy carpets or furniture. We cannot verify the tenure, as we do not have access to the legal title, we cannot guarantee boundaries or rights of way, you must take the advice of your legal representative. If there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. Floor plans and compass are for guidance purposes only.

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169 Wall Hill Road

Allesley, Coventry, CV5 9EL

£372,500

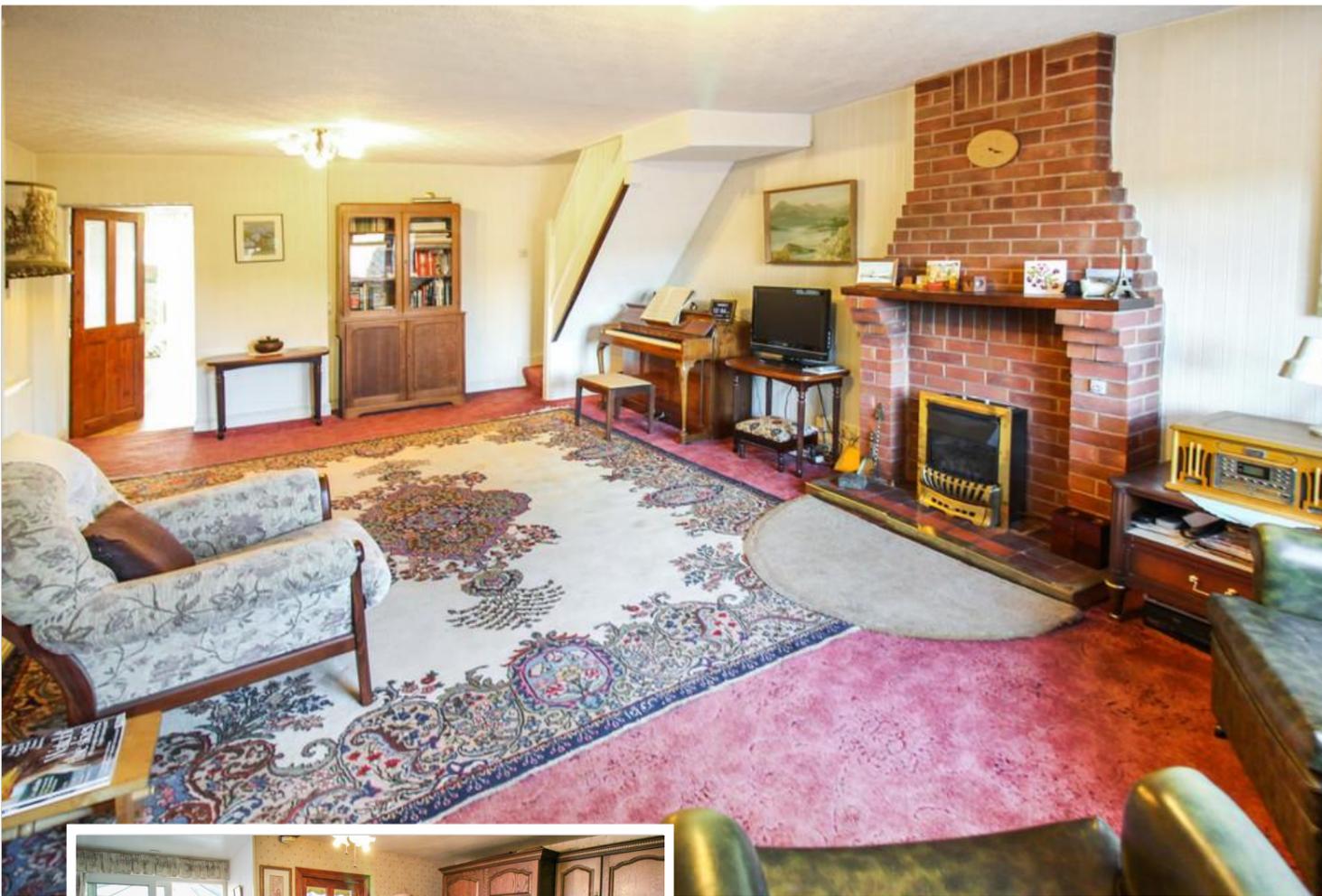


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**£372,500**

169 Wall Hill Road  
Allesley, Coventry, CV5 9EL

- Extended Detached Dormer Bungalow
- Semi Rural Location
- Overlooking Open Fields
- Lounge With A Feature Fireplace
- Kitchen Diner & Conservatory
- Shower Room & En-suite Bathroom
- FOUR BEDROOMS
- Long South Facing Rear Garden
- Freehold
- Tax Band E
- EPC Rating D

Viewing is strictly by appointment



### Property Description

An extended detached dormer bungalow in a semi rural location overlooking open fields. All amenities are close to hand which include excellent schools. The property benefits from double glazing and gas fired central heating.

In brief, the accommodation comprises: entrance porch, lounge with feature fireplace, kitchen diner, ground floor shower room WC, conservatory and TWO ground floor bedrooms. On the first floor a landing TWO bedrooms and an en-suite bathroom WC. Outside there is direct access to a driveway which leads to garage. South facing long rear garden with a decked patio area.

NO UPWARD CHAIN.

MUST BE VIEWED.

