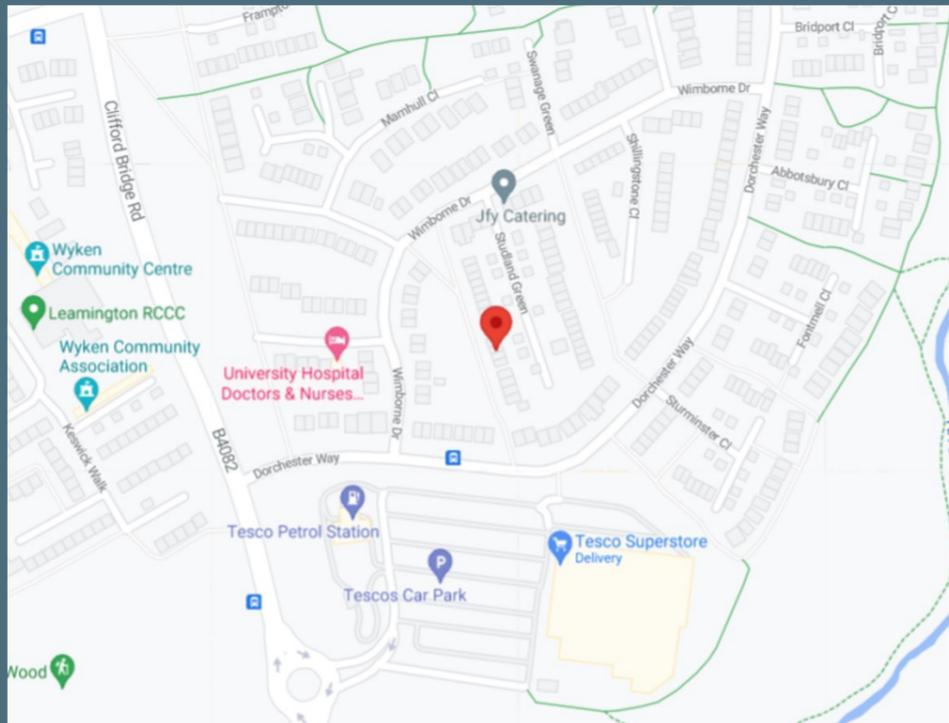


- ENTRANCE LOBBY
- HALLWAY
- CLOAKROOM WC
- LOUNGE
17' x 10' 4" (5.18m x 3.15m)
- OPEN PLAN KITCHEN DINER
16' 5" x 10' plus recess
(5m x 3.05m plus recess)
- UTILITY ROOM
9' 1" x 5' 2" (2.77m x 1.57m)
- LANDING
- BEDROOM
13' 10" x 9' 2" (4.22m x 2.79m)
- BEDROOM
10' 3" x 7' 10" (3.12m x 2.39m)
- BEDROOM
9' 11" x 6' 10" (3.02m x 2.08m)
- BATHROOM
- GARDENS
- GARAGE



32 Studland Green
Clifford Park, Coventry, CV2 2JR **£220,000**



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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£220,000

**32 Studland Green
Clifford Park, Coventry, CV2 2JR**

- Well Presented End Terrace
- Lounge With A Feature Fireplace
- Open Plan Kitchen Dining Room
- Utility Room
- THREE BEDROOMS
- Bathroom WC
- Gardens
- Garage
- Freehold
- Tax Band B
- EPC Rating D

Viewing is strictly by appointment



Property Description

A well presented end of terrace offering ideal accommodation for a young family or first time buyer. Located close to local shops, schools, public transport links and within walking distance of The University Hospital. The property benefits from double glazing and warm air central heating.

In brief the accommodation comprises: entrance lobby and hallway, cloakroom WC, lounge with a feature fireplace, open plan kitchen dining room and a utility room. On the first floor a landing, THREE GOOD SIZE BEDROOMS and a family bathroom WC. Outside there are gardens to the front and rear as well as a garage.

MUST BE VIEWED.

