

HALLWAY

LOUNGE

13' 1" into bay x 13'  
(3.99m into bay x 3.96m)

DINNING AREA

11' x 10' 3" (3.35m x 3.12m)

KITCHEN

17' x 5' 5" (5.18m x 1.65m)

LANDING

BEDROOM

13' 4" into bay x 8' 8" min  
(4.06m into bay x 2.64m min)

BEDROOM

11' x 10' 7" (3.35m x 3.23m)

BEDROOM

10' 2" x 5' 3" (3.1m x 1.6m)

BATHROOM

GARDENS

SUMMER HOUSE

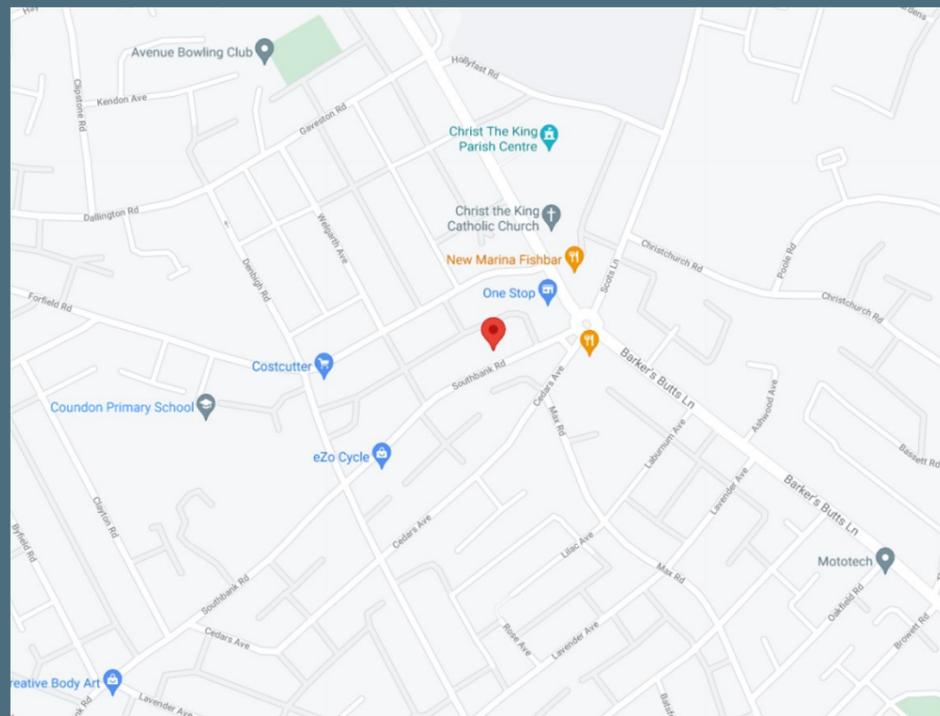
9' 9" x 9' 9" (2.97m x 2.97m)



16 Southbank Road

Coundon, Coventry, CV6 1EX

£215,000



**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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**£215,000**

**16 Southbank Road  
Coundon, Coventry, CV6 1EX**

- Mid Terrace
- Lounge Dining Room
- Kitchen
- THREE BEDROOMS
- Bathroom WC
- Gardens & Summer House
- Double Glazing & GFCH
- Close To Schools & Shops
- Freehold
- Tax Band B
- EPC Rating D

**Viewing is strictly by appointment**



### Property Description

A double bay mid terrace offering ideal accommodation for a young family or first time buyer. Located close to local shops, schools and public transport links. The property benefits from a replacement roof, double glazing and gas fired central heating.

In brief the accommodation comprises: hallway, lounge dining room and a kitchen. On the first floor a landing, THREE BEDROOMS and a bathroom WC with a spa bath. Outside there are easily maintained gardens and a summer house with power and light.

**MUST BE VIEWED INTERNALLY.**

