









# Middlecoteds, Tile Hill, Coventry, CV4 9AX £170,000

- Bay Fronted End Of Terraced House
- Gas Central Heating And Double Glazing
- Rear Access To Double Garage
- Front And Rear Gardens
- Ideal First Purchase Or Buy To Let Investment
- Two Reception Rooms And Fitted Kitchen
- EPC Rating D 61
- Fitted Shower Room
- · Offered With No Onward Chain
- Coventry City Council Tax Band A

# Middlecotes, Tile Hill, Coventry, CV4 9AX

A bay fronted two bedroom end of terraced house benefitting double glazing & gas central heating. The property requires modernisation and comprises a hallway, lounge & dining room, and a fitted kitchen. On the first floor are two bedrooms and a shower room. Rear garden and a detached double garage. Offered with no onward chain.









Council Tax Band: A







#### **HALLWAY**

Stairs rise to the first floor, doorway into:

#### SITTING ROOM

Bay window to the fore, radiator, focal point provided by a stone fireplace and hearth and housing a living flame gas fire. Door leads into:

#### **DINING ROOM**

French doors onto the rear garden, radaitor and door into

#### **BREAKFAST AREA**

Understairs cupboard and open plan to the fitted kitchen

#### FITTED KITCHEN

Fitted with beech effect base units and double wall mounted unit, roll topped worksurface over with tiled splash backs. Double glazed window to the rear and a four ring oven, fridge/freezer and a washing machine.

#### **LANDING**

All doors off to:

#### **BEDROOM 1**

Bay window to the fore and store cupboard.

#### **BEDROOM 2**

Window to the rear and a radiator.

#### **SHOWER ROOM**

With a corner shower cubicle with shower and tiling to full height, pedestal wash hand basin and a close coupled wc. Frosted window to the rear and a radiator.

#### **REAR GARDEN**

Mainly laid to lawn with shrub borders. A pathway leads to a detached garage.

#### **DOUBLE GARAGE**

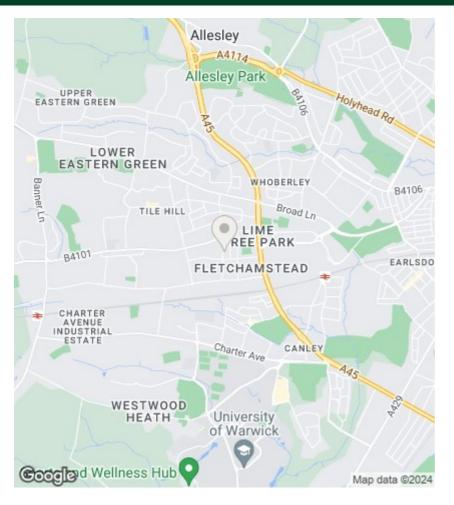
With up and over door, communicating door into the garden and power and lighting laid on.

#### **TENURE**

The property is Freehold.

#### **SERVICES**

All mains services are connected.



## Viewings

Viewings by arrangement only. Call 01926 857244 to make an appointment.

### **EPC** Rating:

