



**Aldermans Green Road
Coventry
West Midlands
CV2 1PU**

Offers in Excess of £489,000

bettermove

Aldermans Green Road Coventry

Bettermove are proud to present this unique 3 bedroom detached bungalow situated on a substantial plot in Coventry available with no forward chain.

The property benefits from double glazing, gas central heating throughout and has off street parking available via the large driveway and garage. The council tax band is C.

The interior of this spacious property comprises a spacious living room with dining room, fitted kitchen, 3 bedrooms and the family bathroom. The exterior boasts large private rear garden, perfect for enjoying the summer months. Located at the bottom of the garden is a detached self contained annexe with an open plan living space with kitchen, shower room and bedroom.

Located in the popular city of Coventry, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from the M6, Coventry Arena Train Station and many local buses.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.

You can secure the purchase today by paying an exclusivity fee of £1,000 which gives you the rights to purchase within a given timeframe.

Paying this fee ensures that the seller takes their property off the market and reserves it exclusively for you, therefore eliminating the risk of gazumping and aborted costs.

The exclusivity fee is returned to you upon successful completion of the property.





Floor Plan



Garage



Floor Plan

Total floor area 191.1 sq.m. (2,057 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).
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Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) A		
(81-91) B		85
(69-80) C	69	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	



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