



Garrick Close, Eastern Green, Coventry CV5 7NQ

Offers Over £125,000

Spacious two bedroom, first floor flat in a popular but quiet location to the western edge of the city benefiting from gas central heating and double glazing throughout and briefly comprising of fitted kitchen with built-in oven & hob, large lounge, two double bedrooms and a family bathroom with bath and electric shower. The property would make an excellent starter home, a great first time investment or an addition to an existing portfolio as the property has been generating a generous rental income of £7500pa.

Approach

Well maintained grounds to front and rear, communal entrance

Hallway

Laminate flooring, radiator, large built-in storage cupboard housing combination boiler

Kitchen

11'11" x 8'0" (3.64m x 2.46m)

Tiled flooring, large aspect double glazed window to front, built-in storage cupboard, range of fitted units with worktop over, stainless steel sink & drainer, integrated oven & hob

Lounge

17'4" x 10'2" (5.29m x 3.11m)

Carpeted, large aspect double glazed window to front, radiator

Bedroom 1

15'3" x 10'2" (4.66m x 3.11m)

Carpeted, large aspect double glazed window to rear, radiator

Bedroom 2

10'7" max x 8'0" (3.23m max x 2.46m)

Carpeted, large aspect double glazed window to rear, radiator

Bathroom

7'3" max x 4'11" max (2.23m max x 1.50m max)

Tiled flooring, chrome heated towel rail, white fitted suite with low level WC, basin with vanity unit, bath with electric shower over

Tenure

The agent has been informed that the property is offered leasehold however any interested party should obtain confirmation of this via their own solicitor or legal representative.

Viewings

Viewings are strictly by appointment only via Archer Bassett.

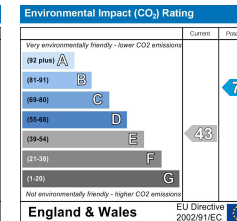
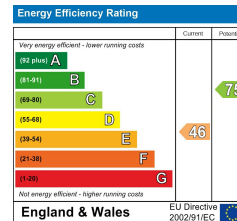


This plan is for illustrative and guidance purposes only and should be used as such by any prospective purchaser. Whilst every attempt has been made to ensure the accuracy of this floor plan all measurements of rooms, windows, doors and any other items are approximate and no responsibility is taken by the Agent for any errors, omissions or misrepresentation.
Plan produced using PlanUp.



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