







2 Bedroom Bungalow - Semi Detached

located on Naseby Close, Coventry

£250,000

UP Estates

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£250,000

- MULTI-CAR DRIVEWAY & GARAGE
- NO FORWARD CHAIN
- TWO DOUBLE BEDROOMS
- LOUNGE DINER & SUN ROOM
- TUCKED AWAY IN QUIET CUL DE SAC
- ENERGY BILL SAVING SOLAR PANELS

** EXTENDED SEMI-DETACHED TWO BEDROOM, TWO RECEPTION ROOM BUNGALOW - SOUTH FACING PRIVATE GARDEN - ENERGY BILL SAVING SOLAR PANELS - NO FORWARD CHAIN - TWO RECEPTION ROOMS - SOUGHT AFTER CUL-DE-SAC ** Situated within the highly sought-after cul-de-sac of Naseby Close, this well-maintained and much-loved extended bungalow is offered to the market with no forward chain, a private south-facing garden, and the added benefit of energy-saving solar panels.

Occupying a pleasant position with excellent kerb appeal, the property welcomes you with a generous multi-vehicle driveway, front lawn, and enclosed entrance porch. Inside, a spacious entrance hall leads through to a bright and comfortable lounge/dining room, which flows seamlessly into the extended sun room – an ideal space for relaxing or entertaining while enjoying views of the garden.

The well-appointed kitchen offers ample storage and workspace, while the accommodation further comprises two generous double bedrooms, with the principal bedroom benefiting from extensive fitted wardrobe storage. A family bathroom completes the internal layout.

Externally, the attractive rear garden enjoys a desirable south-facing aspect, providing a private and non-overlooked outdoor retreat. The garden also offers access to the garage, adding further practicality and storage options.

A notable feature of the property is the installation of 16 solar panels, provided by A Shade Greener, enabling the new owner to benefit from reduced electricity costs through the energy generated.

This bungalow combines comfortable single-level living, energy efficiency, and a peaceful cul-de-sac setting, making it an ideal choice for downsizers, retirees, or anyone seeking a well-positioned home with excellent outdoor space.





LOCATION

Situated on the eastern side of Coventry, Ernesford Grange is located conveniently for the A46 Coventry Eastern Bypass and connecting commuter routes.

A wide range of local amenities include the large Morrisons Superstore at Binley (6 mins by car), TGI Fridays and B&Q Superstore. Sports facilities include the Alan Higgs Centre (1 mile) plus Copsewood Grange Golf Club and Copsewood RFC.



University Hospital is around 2 miles away or 9 minutes by car. There are regular bus routes close by running to the hospital.

Ernesford Grange Academy & Ernesford Grange Primary are within easy walking distance.

IMPORTANT NOTE TO PURCHASERS









Prospective buyers will be required to provide identification documentation in accordance with Anti-Money Laundering Regulations at a later stage. We ask for your cooperation to ensure that there are no delays in agreeing the sale.

While we strive to make our sales particulars accurate and reliable, they do not form part of any offer or contract and should not be relied upon as statements of fact or representation. Any services, systems, or appliances mentioned have not been tested by us, and no guarantee is given regarding their condition or functionality.

All measurements are approximate and intended as a guide only. Some details may still require vendor approval. If you need clarification or further information, particularly if you are traveling a significant distance to view the property, please contact us.

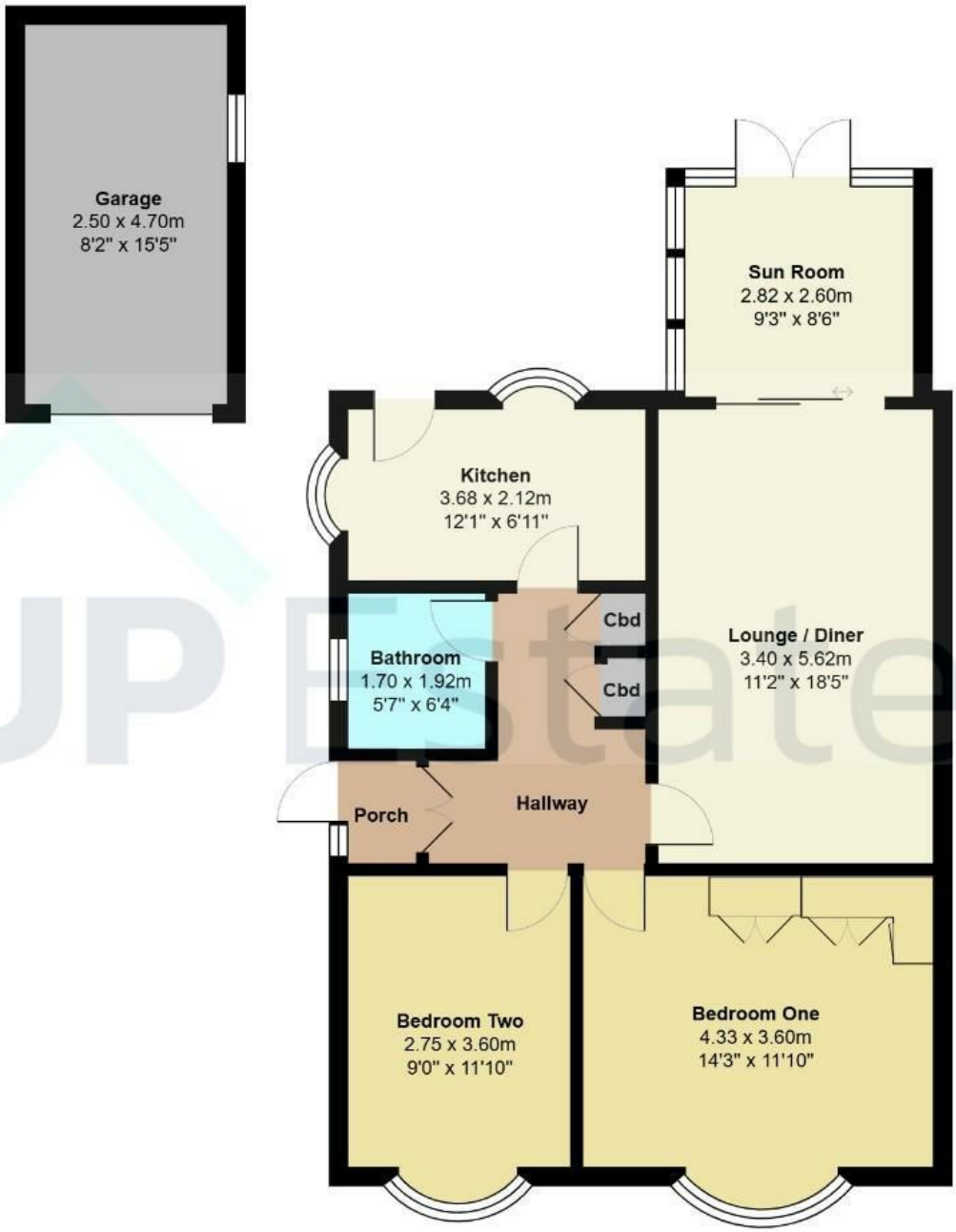
All fixtures and fittings must be agreed with the seller via the fixtures and fittings form, which will form part of the legal contract through the conveyancing process. As the marketing estate agent, our particulars and communications are not legally binding—only the legal documentation prepared by solicitors is.

Up Estates has not verified the legal title of the property, and buyers must obtain confirmation from their solicitor.



Naseby Close, Binley, Coventry





Total Area: 77.3 m² ... 832 ft² (excluding garage)

All measurements are approximate and for display purposes only

CONTACT

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