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## Parkville Close , Coventry, CV6 4HX Offers over £275,000

Evans Estates is delighted to present this immaculate semi-detached house, now available for sale, situated in a highly desirable urban area. This beautifully maintained property combines contemporary style with practical living, offering three generously-sized bedrooms and two modern bathrooms. Its spacious interiors are ideally suited for families or professionals seeking comfort and convenience.

The ground floor features a bright and welcoming reception room, providing an ideal space for relaxing or entertaining guests. Adjoining this is a tastefully finished kitchen, designed to meet the needs of modern living with ample space for all your culinary requirements.

The property boasts excellent access to a wide range of local amenities, ensuring that shopping, dining, and leisure activities are all within easy reach. Families will appreciate the proximity to reputable nearby schools, making the morning routine that much easier. Commuters are well catered for, with superb public transport links placing the city's major attractions and central business districts just a short journey away.

Throughout the home, every detail has been meticulously cared for, contributing to its pristine presentation and move-in readiness. Spacious rooms, abundant natural light, and thoughtful layouts create an inviting environment for all.

- No Chain
- Integrated Appliances
- President Kennedy Catchment Area
- Oak Staircase
- Garage
- Off Street Parking

### Viewing

Please contact our Evans Estates Office on 02476333363 if you wish to arrange a viewing appointment for this property or require further information.



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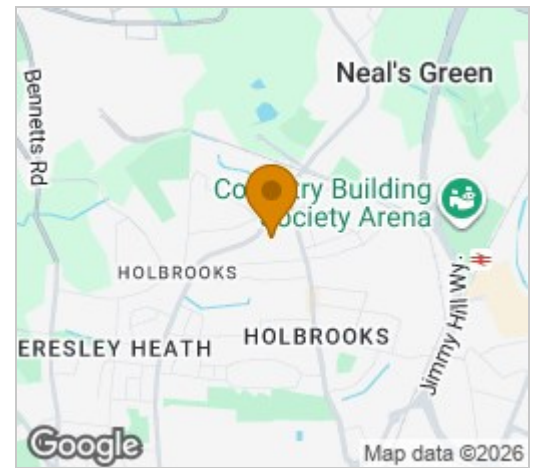


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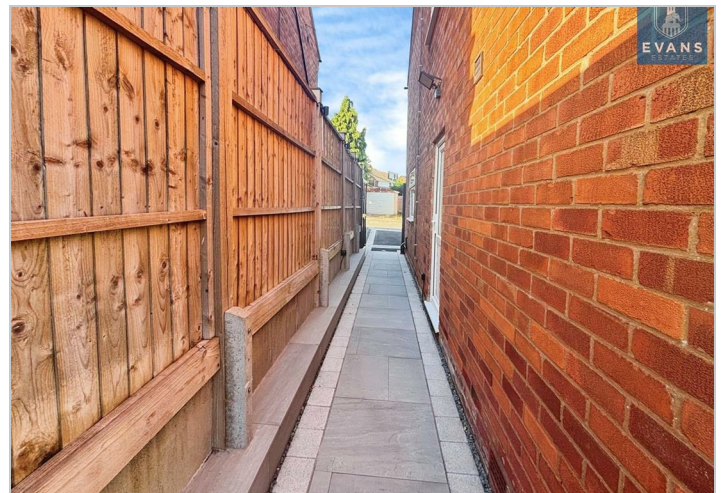
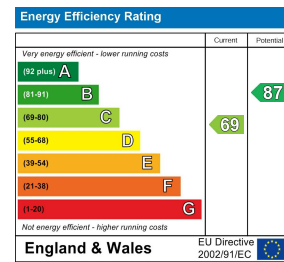
## Floor Plan



## Area Map



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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