EVANS
ESTATES



Algate Close

Holbrooks, Coventry, CV6 4NB

Offers over £380,000

* Fantastic family home which has been much improved and very much cared for by the current owners * Situated at the end of a driveway which serves only two properties, this exceptional family home offers ample parking. The family home is situated handy for local schools, shops and public transport. The property is double glazed and gas centrally heated. The property also occupies a corner position.

The property is approached via a hallway which provides access to both the lounge and kitchen. The lounge over looks the private front driveway and has a feature fireplace. There are double doors which lead off to the dining area, the dining room is open to the kitchen and conservatory. The refitted kitchen is the heart of the home. Offering a great family dining space, complete with breakfast bar and a range of fitted units which provides ample storage. The kitchen has integrated Fridge/freezer, Dishwasher, Oven, Separate 5 burner hob and Extractor fan The property also benefits from a handy utility room which has a washing machine and there is a guest cloakroom. The property has the addition of a conservatory, which creates a lovely family space and enjoys views of the rear garden.

On the first floor the master bedroom has fitted wardrobes and access to the en-suite. The Master en-suite has been refitted and is a lovely size. There is a further double

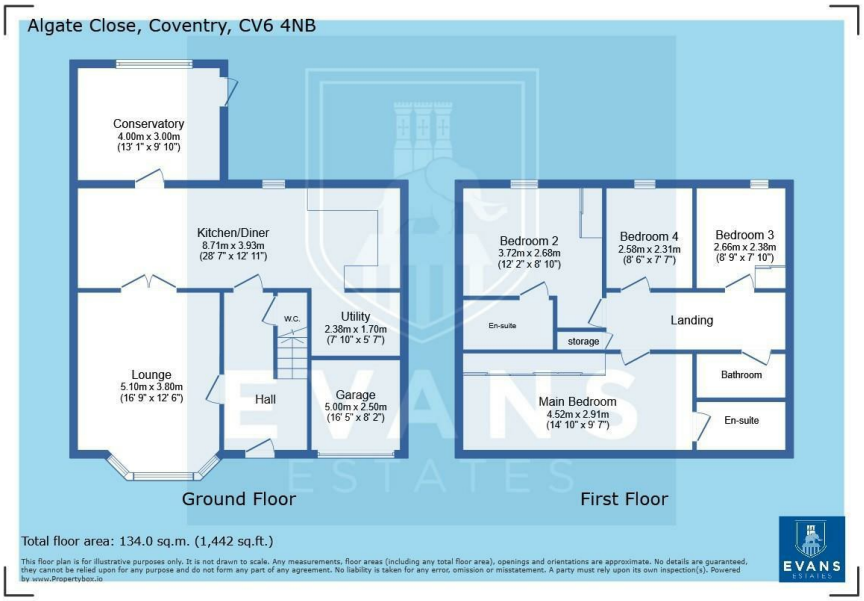
- Situated in a corner position
- Ample off road parking
- Much improved and maintained
- Beautiful family home
- Lounge and conservatory
- Open plan fitted family dining kitchen
- Utility room and Guest WC
- Four bedrooms
- Three bathrooms
- Landscaped garden and garage

Viewing

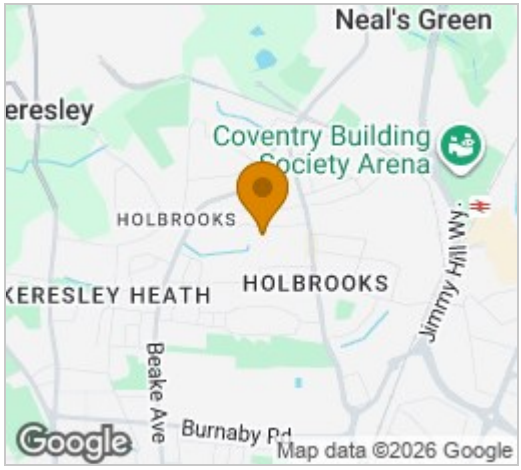
Please contact our Evans Estates Office on 02476333363 if you wish to arrange a viewing appointment for this property or require further information.

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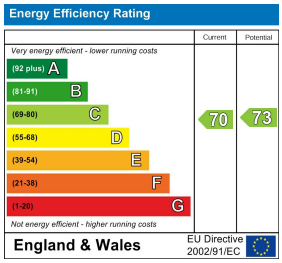
Floor Plan



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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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