51 Cockcroft Avenue, Wyken, Coventry, CV2 3QP

Asking Price £995.00 p.c.m.

Two Bedroom Mid Terrace New Build
Fitted Kitchen with Integrated Appliances
Ground Floor WC
Through Lounge Diner
Two Bedrooms both with built in storage
Fitted First Floor Bathroom
Well Presented Rear Garden
Two car parking spaces
UPVC Double Glazing & Gas Central heating
Available from April 2026

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Entrance
Door to:

Hallway
Central heating radiator, doors to ground floor WC, Kitchen, Through lounge diner, stairs off to the first floor.

Kitchen
1.6m (5' 3") x 3.3m (10' 10")
Ample wall and base units with work tops over, stainless steel sink unit with mixer tap, four point gas burner with extractor over, integrated oven, integrated fridge/freezer, UPVC Double glazed window to the front, cupboard housing boiler.

Ground Floor WC
1.6m (5' 3") x 0.9m (2' 11")
Low level WC, Hand wash basin, central heating radiator, UPVC Double glazed window to the front.

Through Lounge Diner
4.2m (13' 9") x 3.7m (12' 2")
Two Central heating radiators, Large storage cupboard and UPVC Double glazed French doors onto rear.

Landing
All rooms off:

Bedroom One
2.8m (9' 2") x 3.1m (10' 2") (into wardrobes)
Full length Built in wardrobes, UPVC Double glazed window to the rear, Central heating radiator.

Bedroom Two
2.6m (8' 6") x 3.1m (10' 2") (into wardrobes)
Over stairs Cupboard, Built in storage, UPVC Double glazed window, Central heating radiator.

Bathroom
1.9m (6' 3") x 1.7m (5' 7")
Low level WC, Hand wash basin, panelled bath with shower and shower screen, wall mounted storage, chrome heated towel rail.

Rear
Slabbed patio area, then laid to lawn with pathway leading to the top of the garden where there is pedestrian access to rear.

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Front
Slabbed pathway leading to the front door, mostly laid to lawn frontage, two dedicated parking spaces.

AGENTS NOTES
Council Tax band B £1786

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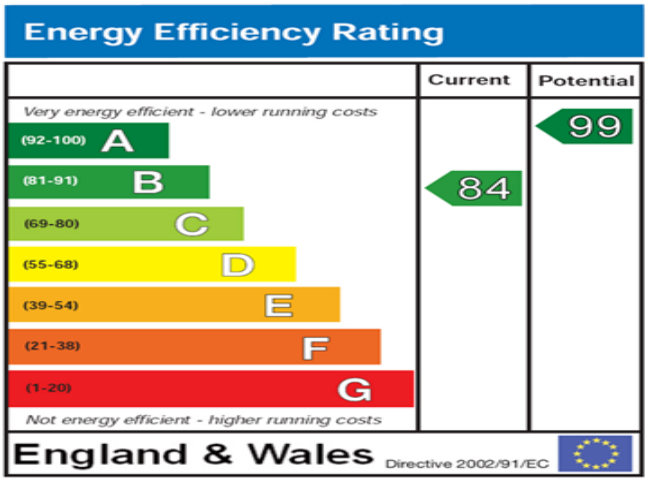

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

IMPORTANT NOTICE

For the sake of clarification we wish to inform prospective purchasers that these particulars are prepared as a general guide. All measurements are intended only as a general indication of size. Purchasers should be aware that in some properties, sloping ceilings may reduce available space and room plans may vary. Room sizes should NOT be relied on for carpet sizes, fitted furniture, etc. These particulars do not constitute or form part of any contract.

AGENTS NOTES

Please note that we have not carried out any test on any service or installation or fixed appliances. Purchasers are always advised to have their own survey.