



38 Ranby Road, Coventry, CV2 4GS

Price **£139,950**



- Well-presented two-bedroom mid-terraced home, clean and ready to move into
- Living room and fitted kitchen with integrated gas hob and oven
- Two double bedrooms — the front a generous 11'3" x 12'2" with built-in wardrobe
- Gas central heating and double glazing throughout
- EPC Rating D, valid until September 2029
- Vacant with immediate possession — freehold and no onward chain
- Ground-floor bathroom with bath and electric shower over
- Exceptionally long rear garden — rare for a terrace of this type
- Council Tax Band A — low running costs
- Proven £900 pcm on this street — a gross yield of around 8%

A well-presented two-bedroom mid-terraced home, offered freehold and chain free.

Neutrally decorated and clean throughout, the house is ready to move straight into, with gas central heating, double glazing and Council Tax Band A keeping the running costs low.

The living room sits to the front with a fitted kitchen behind it running the width of the house, complete with an integrated gas hob and oven, extractor



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