

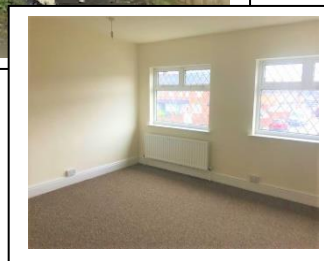
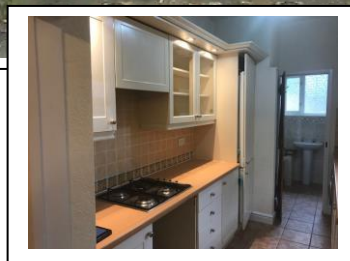
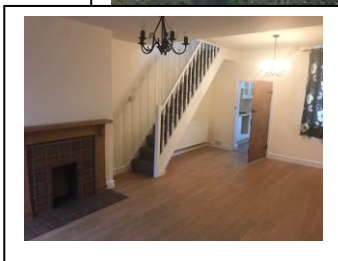
Paul Chillingsworth Homes

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📍 23 Warwick Row,
Coventry CV1 1EY



111 Windmill Rd, Longford, Coventry, CV6 7AZ

Rent £550 pcm
Deposit £630
Available - December

An attractive cottage style two bedroom home that is very well presented and features gas central heating and double glazing.

With laminate floors downstairs and carpets upstairs, this pretty home offers a through Lounge with Dining Area, Fitted Kitchen with built in appliances, Bathroom and 2 Double Bedrooms upstairs.

There is off street parking and a long rear garden and just a matter of a few minutes' walk away is the Ricoh shopping park.

Location: Along Foleshill Rd into Longford Rd, right after the bridge by Ricoh Shops into Windmill Rd

To Rent



Lounge with dining area	21` x 12`4 with laminate flooring, ornamental fireplace, central heating radiator, front window. Ledge and brace door to
Kitchen	11 x 6`10 with range of base and wall units with gas hob, new built under oven, integrated fridge/freezer, washing machine and cupboard containing the combi boiler. Door to the rear garden and door to Bathroom
Bathroom	Bath with hand shower, wash basin and wc. Central heating radiator and upvc double glazed window
First floor	Stairs lead from the lounge to the first floor landing
Bedroom 1	16`4 x 12`2 with twin upvc double glazed windows, double central heating radiator and carpet
Bedroom 2	10`1 x 8`5 with central heating radiator, upvc double glazed window and carpet
Outside	Forecourt/Parking to front and long rear garden

GENERAL INFORMATION

Council Tax Band: A

EPC Rating: D

To reserve a property: A holding deposit of £120, equivalent to one weeks rent, must be submitted to our office. Until such time as the monies have been received in full the property will continue to be marketed. You must also complete and return an application form which can be obtained by email for online completion. Please note it is our policy to process only one application at a time so it is strictly first come first served and by applying for one of our properties you are confirming that you accept our agency terms and conditions, a copy of which can be provided on request.

To move in: 1 month's rent in advance, minus the initial holding deposit and a security deposit of 5 weeks rent is required, the deposit will be held and returned at the end of the tenancy subject to any dilapidations or rent arrears.

N.B All rents exclude Council Tax, Water Rates and utilities

Thinking of
Selling or Renting
your home?

Call Paul on 02476 258492

