



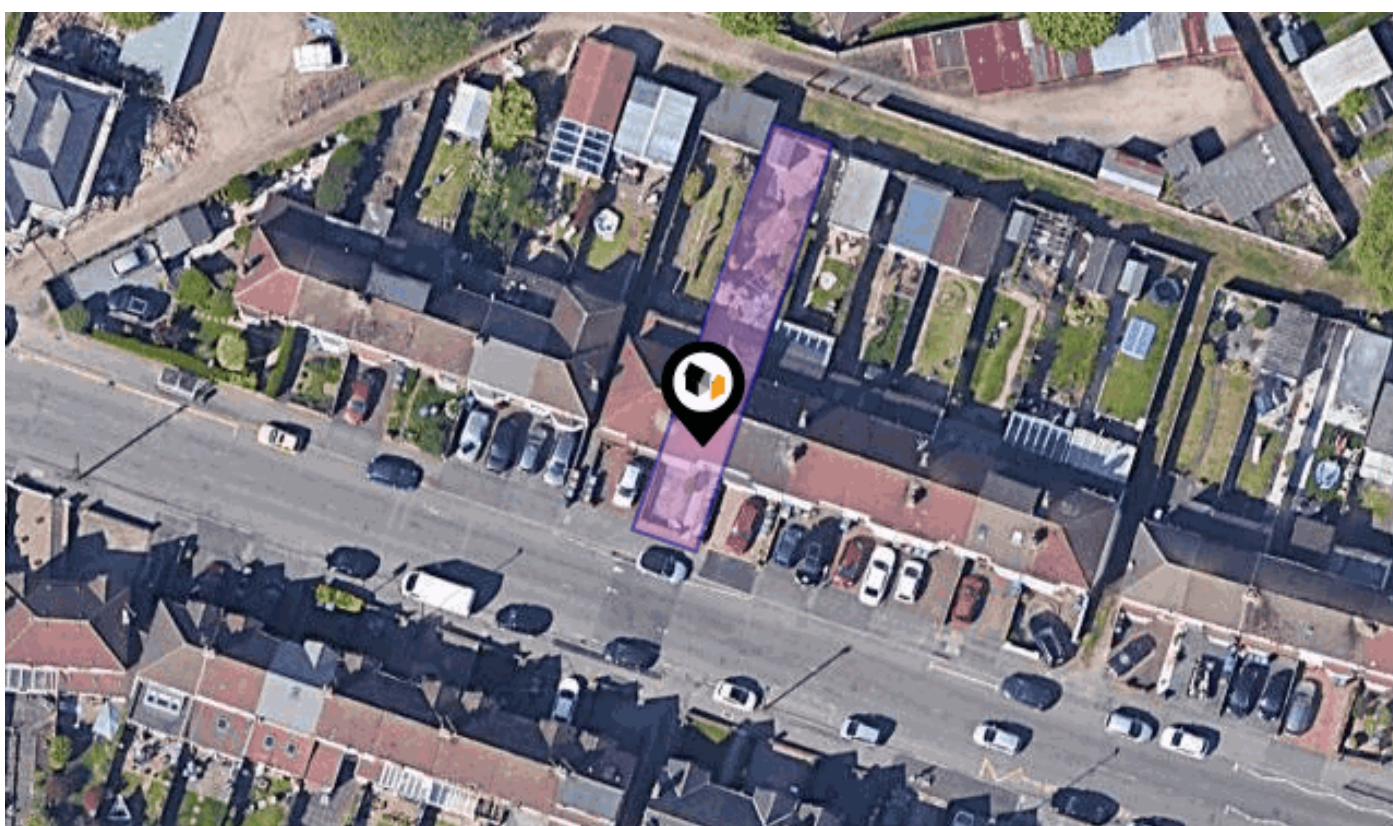
See More Online

Buyers & interested parties

KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

Monday 13th November 2023



FORFIELD ROAD, COVENTRY, CV6

Price Estimate : £270,000

Walmsley's The Way to Move

18a Earlsdon Street, Earlsdon, Coventry, CV5 6EG

0330 1180062

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www.walmsleystheawaytomove.co.uk



Introduction

Our Comments



Dear Buyers & interested parties

Your property details in brief.....

Immaculate three bedroom terraced home

Extended to ground & first floor

Spacious & versatile home in popular Coundon locale

Sitting room & separate & extended dining/kitchen/breakfast room

Stunning four piece first floor bathroom vaulted ceiling

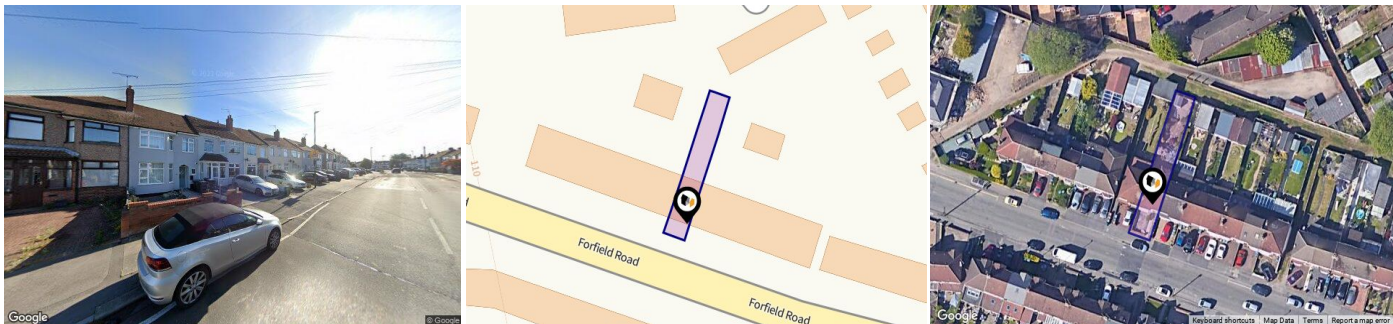
Landscaped gardens with rear access & sitting areas

Walled foregarden with driveway potential

EPC Rating TBC, Total 985 Sq.ft. or 92 Sq.m

These details do not form part of any legally binding contract or offer and are presented as an indicator of the property key features.

For all enquiries, questions, queries and concerns please contact us on
sales@walmsleythewaytomove.co.uk or 0330 1180 062



Property

Type:	Terraced
Bedrooms:	3
Plot Area:	0.05 acres
Council Tax :	Band B
Annual Estimate:	£1,615
Title Number:	WM633570
UPRN:	100071516694

Price Estimate:	£270,000
Tenure:	Freehold

Local Area

Local Authority:	Coventry
Conservation Area:	No
Flood Risk:	
• Rivers & Seas	Very Low
• Surface Water	Low

Estimated Broadband Speeds

(Standard - Superfast - Ultrafast)

18	72	1000
mb/s	mb/s	mb/s
		

Mobile Coverage:

(based on calls indoors)



Satellite/Fibre TV Availability:



Planning History

This Address



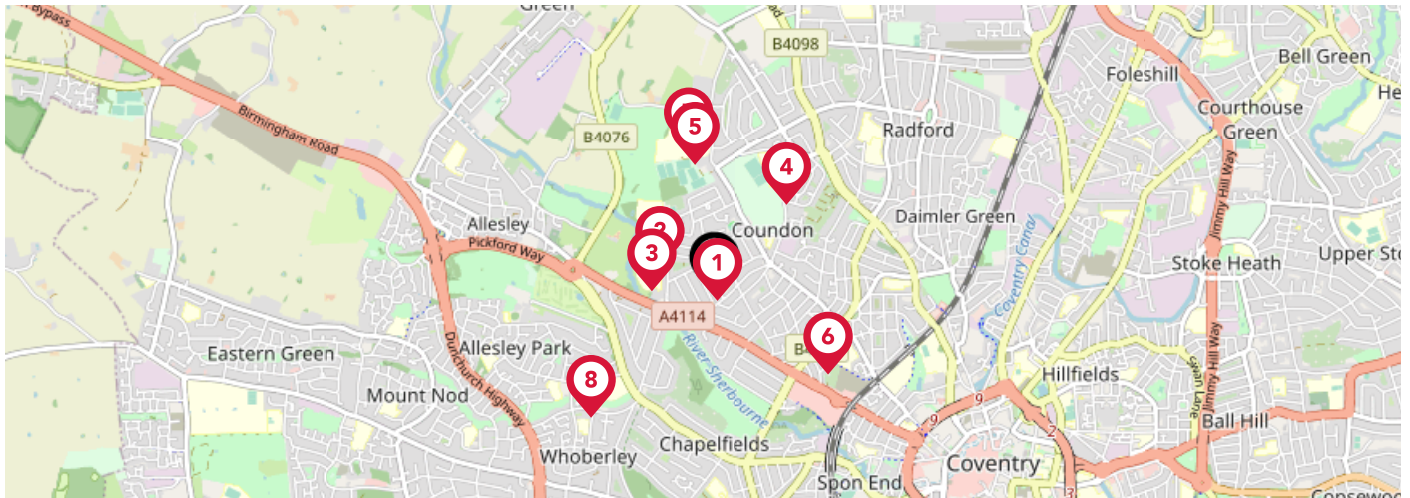
Planning records for: **34, Forfield Road, Coventry, CV6 1FR**

Reference - FUL/2011/0389	
Decision:	APPROVED
Date:	17th March 2011
Description:	First floor rear extension

Reference - R/2007/2616	
Decision:	APPROVED
Date:	24th December 2007
Description:	Erection of first floor rear extension and pitched roof over rear ground floor extension

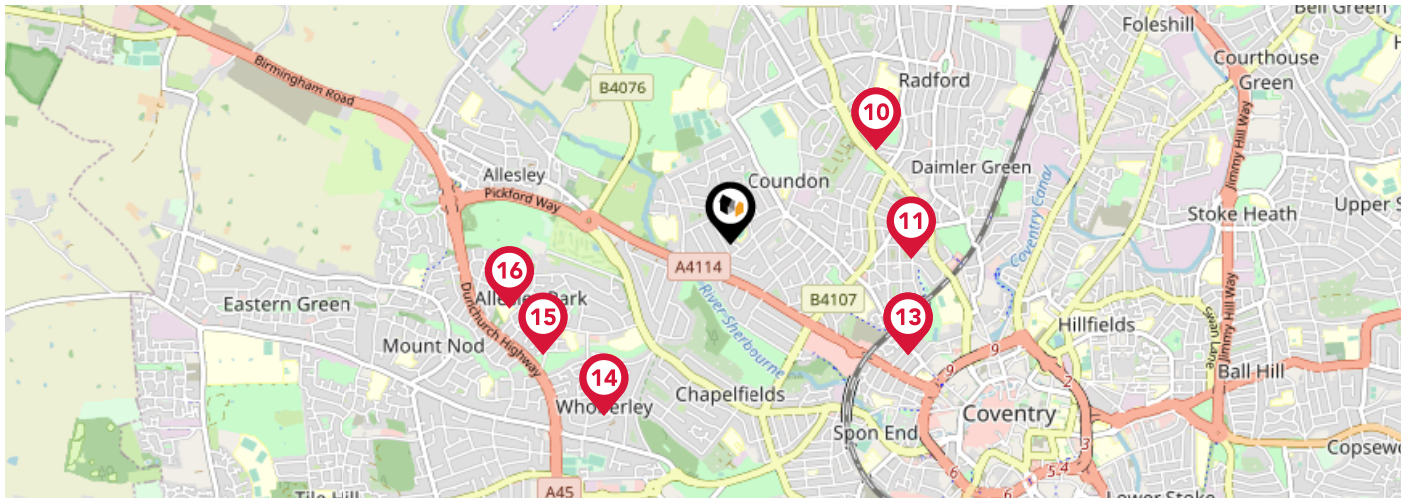
Reference - R/2002/0694	
Decision:	WITHDRAWN
Date:	05th April 2002
Description:	Detached garage









Area Schools



		Nursery	Primary	Secondary	College	Private
1	Coundon Primary School Ofsted Rating: Good Pupils: 598 Distance:0.03	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2	Kingsbury Academy Ofsted Rating: Requires Improvement Pupils: 83 Distance:0.27	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3	Sherbourne Fields School Ofsted Rating: Outstanding Pupils: 173 Distance:0.28	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4	Christ The King Catholic Primary School Ofsted Rating: Good Pupils: 454 Distance:0.52	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5	Hollyfast Primary School Ofsted Rating: Good Pupils: 603 Distance:0.6	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6	Moseley Primary School Ofsted Rating: Good Pupils: 495 Distance:0.63	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7	Coundon Court Ofsted Rating: Good Pupils: 1702 Distance:0.66	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8	St Christopher Primary School Ofsted Rating: Good Pupils: 459 Distance:0.78	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

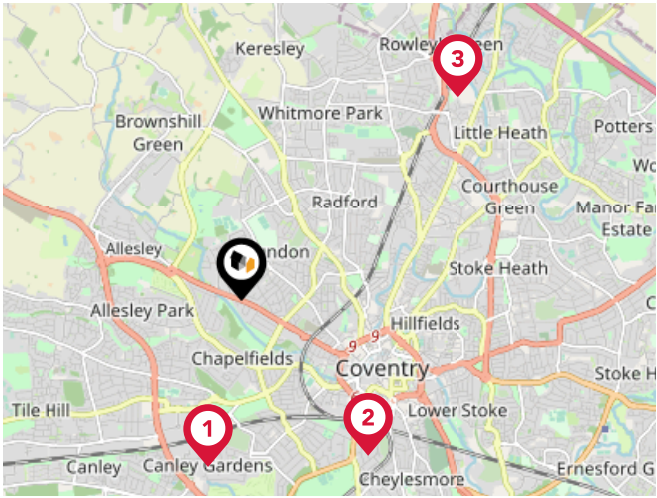
Area Schools






		Nursery	Primary	Secondary	College	Private
	Hill Farm Academy Ofsted Rating: Good Pupils: 574 Distance:0.79	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	St Augustine's Catholic Primary School Ofsted Rating: Good Pupils: 422 Distance:0.79	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Radford Primary Academy Ofsted Rating: Requires Improvement Pupils: 220 Distance:0.82	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Bablake Junior and Pre-prep School Ofsted Rating: Not Rated Pupils: 369 Distance:0.95	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Bablake School Ofsted Rating: Not Rated Pupils: 771 Distance:0.95	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Whoberley Hall Primary School Ofsted Rating: Good Pupils: 212 Distance:0.96	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	St John's Church of England Academy Ofsted Rating: Good Pupils: 212 Distance:0.98	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Allesley Hall Primary School Ofsted Rating: Good Pupils: 195 Distance:1.04	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

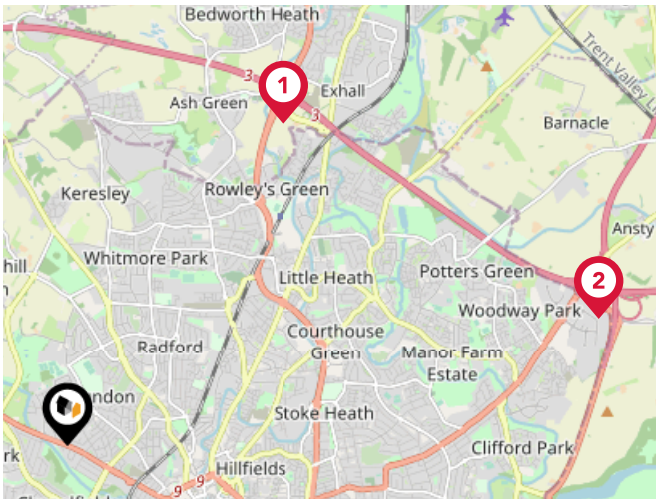
Area

Transport (National)








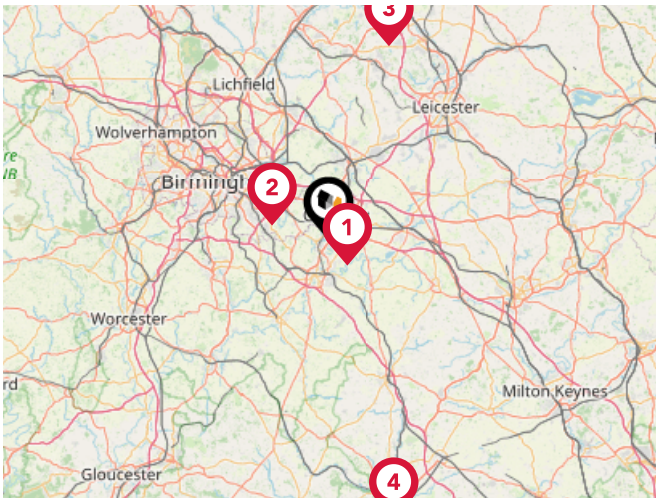
National Rail Stations

Pin	Name	Distance
	Canley Rail Station	1.54 miles
	Coventry Rail Station	1.81 miles
	Coventry Arena Rail Station	2.68 miles






Trunk Roads/Motorways

Pin	Name	Distance
	M6 J3	3.5 miles
	M6 J2	4.94 miles
	M6 J3A	7.14 miles
	M42 J6	7.34 miles
	M6 J4	7.86 miles

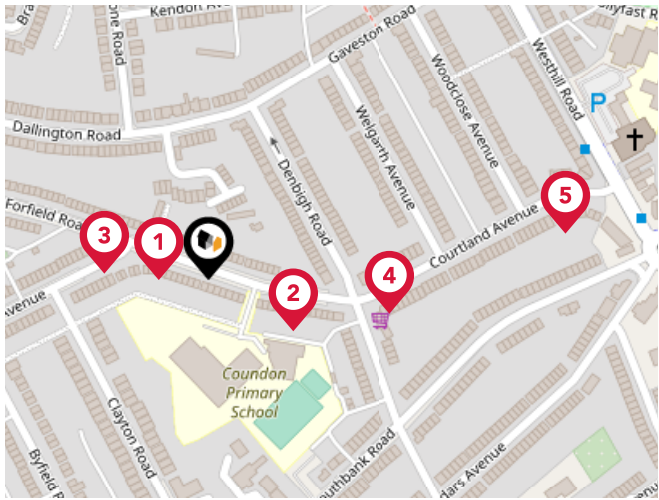


Airports/Helipads






Pin	Name	Distance
	Coventry Airport	4.61 miles
	Birmingham International Airport	8.35 miles
	East Midlands Airport	29.43 miles
	London Oxford Airport	41.83 miles

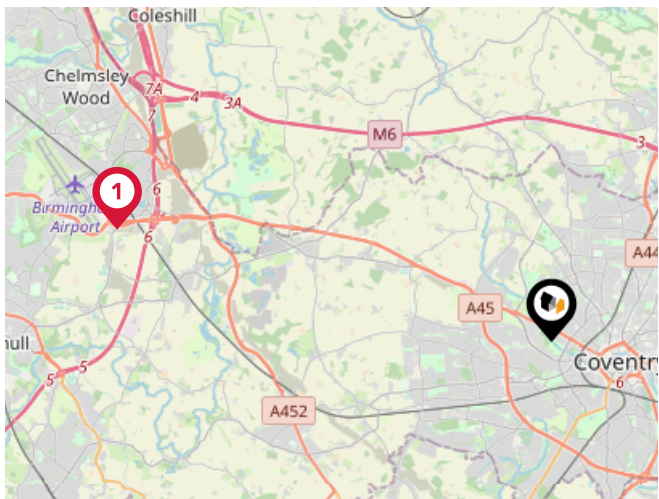
Area

Transport (Local)




Bus Stops/Stations

Pin	Name	Distance
	Donnington Avenue	0.03 miles
	Coundon Jun & Inf School	0.06 miles
	Donnington Avenue	0.06 miles
	Evenlode Crescent	0.1 miles
	Westhill Rd	0.2 miles



Local Connections

Pin	Name	Distance
	Birmingham Intl Rail Station (Air-Rail Link)	8.09 miles

Market Sold in Street



30, Forfield Road, Coventry, CV6 1FR					Terraced House
Last Sold Date:	03/08/2018	27/01/2006			
Last Sold Price:	£204,950	£114,950			
10, Forfield Road, Coventry, CV6 1FR					Terraced House
Last Sold Date:	28/04/2017	24/07/2012	26/03/1999		
Last Sold Price:	£160,000	£118,000	£50,000		
26, Forfield Road, Coventry, CV6 1FR					Terraced House
Last Sold Date:	23/02/2017	17/03/2006	19/07/2002		
Last Sold Price:	£178,000	£120,000	£52,000		
16, Forfield Road, Coventry, CV6 1FR					Terraced House
Last Sold Date:	08/04/2016	13/04/2007	09/01/2004	29/04/1998	
Last Sold Price:	£160,000	£124,000	£106,000	£46,950	
12, Forfield Road, Coventry, CV6 1FR					Terraced House
Last Sold Date:	31/03/2016	22/11/2013			
Last Sold Price:	£135,000	£116,000			
32, Forfield Road, Coventry, CV6 1FR					Terraced House
Last Sold Date:	06/02/2015				
Last Sold Price:	£135,000				
48, Forfield Road, Coventry, CV6 1FR					Terraced House
Last Sold Date:	23/11/2012	30/09/2009	26/08/2005	23/11/2001	
Last Sold Price:	£150,000	£148,500	£144,500	£85,000	
44, Forfield Road, Coventry, CV6 1FR					Terraced House
Last Sold Date:	26/01/2007	30/06/2004	25/06/2004	18/02/1999	
Last Sold Price:	£139,000	£117,950	£112,000	£51,500	
34, Forfield Road, Coventry, CV6 1FR					Terraced House
Last Sold Date:	30/08/2002	05/12/2000	22/04/1996		
Last Sold Price:	£94,000	£56,000	£37,000		
28, Forfield Road, Coventry, CV6 1FR					Terraced House
Last Sold Date:	13/05/2002				
Last Sold Price:	£80,000				
22, Forfield Road, Coventry, CV6 1FR					Terraced House
Last Sold Date:	30/07/1999				
Last Sold Price:	£58,000				
8, Forfield Road, Coventry, CV6 1FR					Terraced House
Last Sold Date:	21/02/1997				
Last Sold Price:	£34,000				

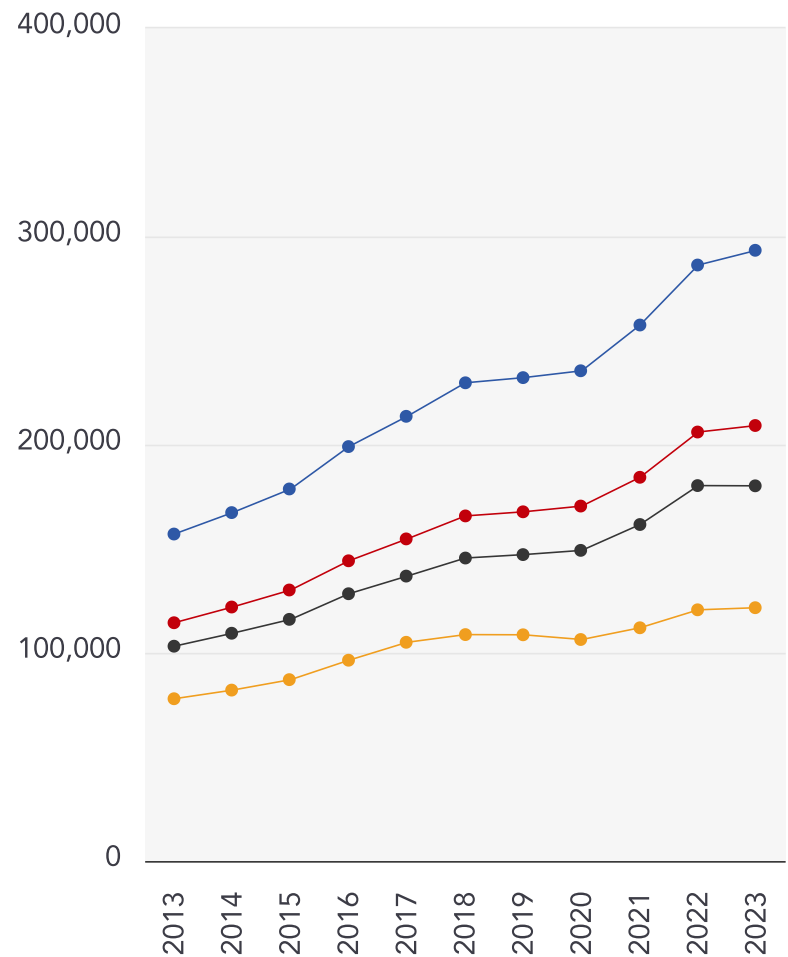
NOTE: In this list we display up to 6 most recent sales records per property, since 1995.

Market

House Price Statistics



10 Year History of Average House Prices by Property Type in CV6



Detached

+86.77%

Semi-Detached

+82.76%

Terraced

+74.65%

Flat

+56.09%

Walmsley's The Way to Move

Testimonials



Testimonial 1



"Out of all of the realtors/estate agents I've dealt with, Mark has been the most honest, knowledgeable and straightforward." - LinkedIn

Testimonial 2



"A pleasure to deal with." - LinkedIn

Testimonial 3



"Great photography and video." - LinkedIn

Testimonial 4



"No pushy sales pitch, just relaxed knowledge transfer." - LinkedIn



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Walmsley's The Way to Move

Data Quality

We are committed to comprehensive property data being made available upfront to make the home buying and selling process quicker, easier and cheaper. This is why we have partnered with Sprift, the UK's leading supplier of property-specific data.



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