



Buyers,

KEY FACTS FOR BUYERS

Central Avenue, Coventry, CV2

May 2022



A guide to this property and the local area

Walmsley's The Way to Move

Radio + Building, 5 Hertford Place, Coventry, CV1 3JZ

0330 1180062

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www.walmsleysthewaytomove.co.uk





25th May 2022

INTRODUCTION

Buyers

Buyers & Interested Parties

A fantastic family home. Secluded within a well regarded conservation area and with delightful gardens to front and rear, this period home also presents a double garage and secure parking.

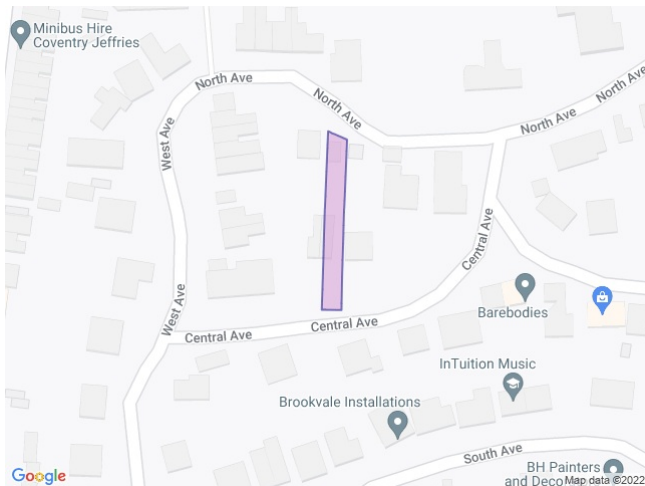
Contact Walmsley's The Way to Move to arrange your accompanied viewing. 0330 1180062.
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PROPERTY OVERVIEW

CENTRAL AVENUE, COVENTRY, CV2



 Boundary (Land Registry Title Plan)



PROPERTY KEY FACTS

Semi-Detached House

Plot Size: 0.11 acres

Council Tax Band: E

Annual Cost: £2,537.31

Land Registry Title Number: WM231679

Tenure: Freehold

AREA KEY FACTS

Local Authority: COVENTRY

Flood Risk: Very Low

Conservation Area: Stoke Green, Coventry


Predicted Broadband Speeds


Basic: 7 Mbps


Superfast: 73 Mbps


Ultrafast: 1000 Mbps

Mobile Coverage
(based on voice calls made indoors)


EE: 


Three: 


O2: 

Vodafone: 

Satellite / Fibre TV Availability

BT: 

Sky: 

Virgin: 

PLANNING HISTORY

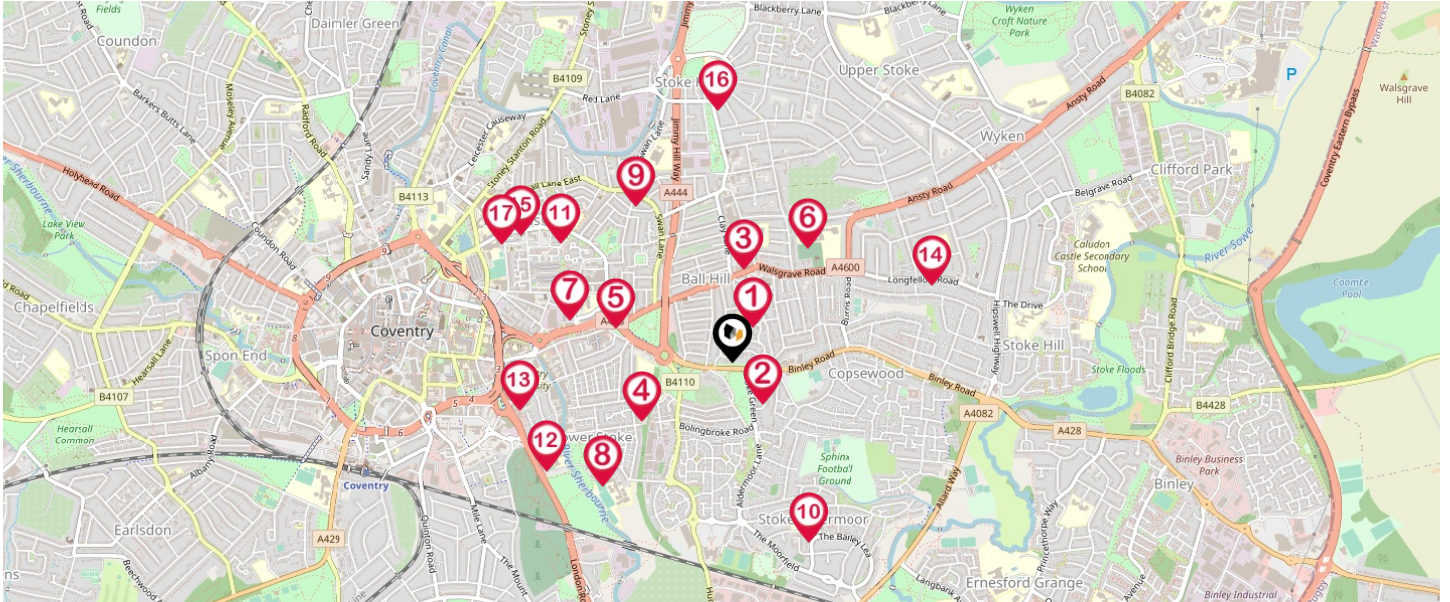
No Planning Records Available

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LOCAL AREA

NEARBY SCHOOLS & RATINGS



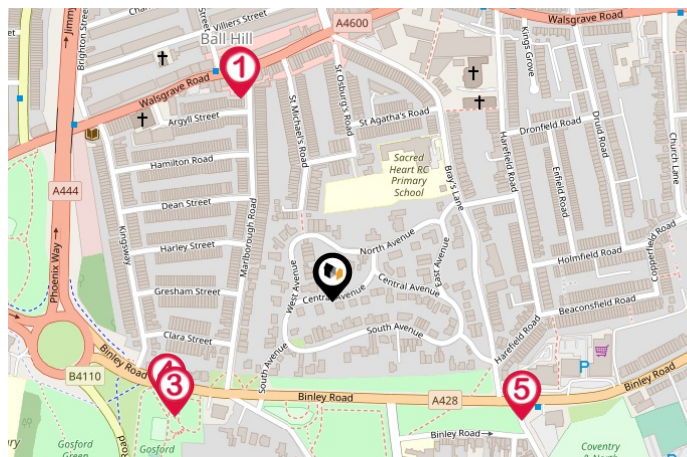
Pin	School Details	Rating	Pupils	Distance	Nursery	Primary	Secondary	College	Private
1	Sacred Heart Catholic Primary School	-	459	0.16 Miles	✓	✓			
2	Pattison College	-	119	0.2 Miles	✓	✓	✓	✓	✓
3	Stoke Primary School	Good	431	0.35 Miles	✓	✓			
4	Gosford Park Primary School	Good	428	0.38 Miles	✓	✓			
5	Summit School	-	-	-			✓	✓	
6	Stoke Park School	-	1028	0.51 Miles			✓	✓	
7	Southfields Primary School	Good	398	0.59 Miles	✓	✓			
8	Blue Coat Church of England School and Music College	Good	1634	0.63 Miles			✓	✓	
9	Frederick Bird Primary School	Requires improvement	838	0.66 Miles	✓	✓			
10	Aldermoor Farm Primary School	Requires improvement	558	0.71 Miles		✓			
11	St Mary and St Benedict Catholic Primary School	Good	336	0.74 Miles	✓	✓			
12	All Saints Church of England Primary School	Good	204	0.76 Miles	✓	✓			
13	Coventry University	Good	-	-		✓	✓		
14	Ravensdale Primary School	Good	455	0.79 Miles	✓	✓			
15	Hillfields Nursery School	Outstanding	149	0.88 Miles	✓	✓			
16	Stoke Heath Primary School	Good	496	0.92 Miles	✓	✓			
17	Sidney Stringer Primary Academy	Outstanding	299	0.92 Miles		✓			

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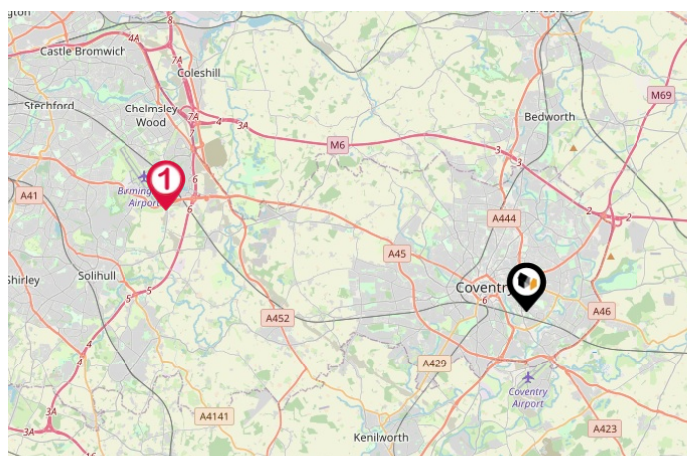
LOCAL AREA

NEAREST TRANSPORT LINKS



BUS STOPS/STATIONS

- 1 - Clements St | 0.2 miles
- 2 - Clements St | 0.2 miles
- 3 - Kingsway | 0.17 miles
- 4 - Kingsway | 0.17 miles
- 5 - Bulls Head Lane | 0.21 miles



LOCAL CONNECTIONS

- 1 - Birmingham Intl Rail Station (Air-Rail Link) | 10.7 miles

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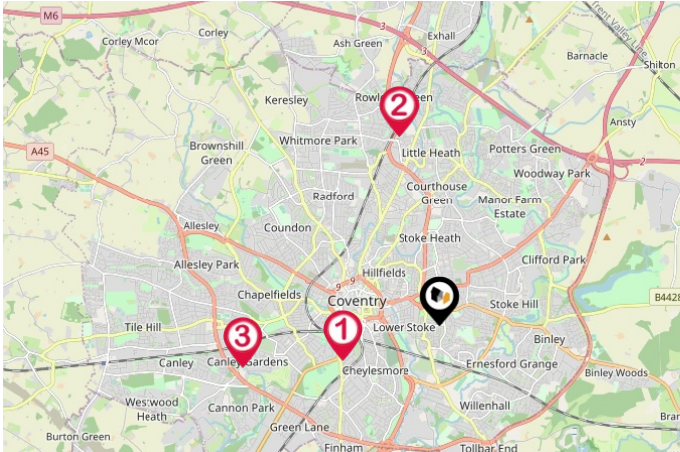
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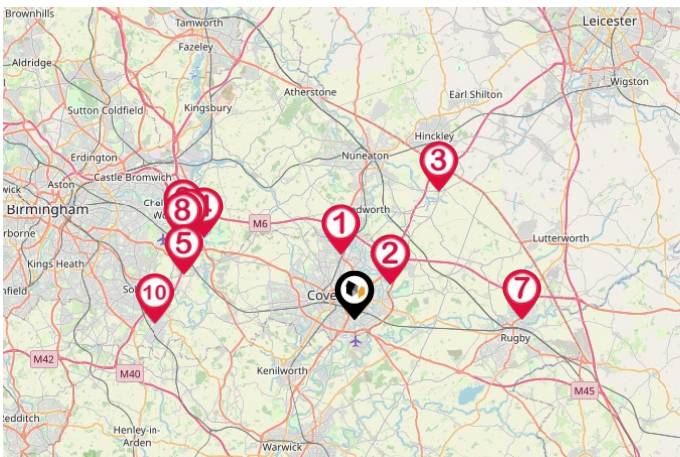
LOCAL AREA

NEAREST TRANSPORT LINKS



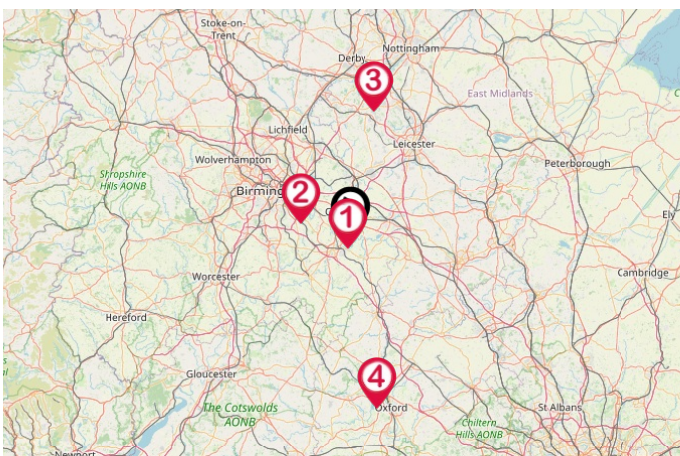
NATIONAL RAIL STATIONS

- 1 - Coventry Rail Station | 1.4 miles
- 2 - Coventry Arena Rail Station | 2.81 miles
- 3 - Canley Rail Station | 2.82 miles



TRUNK ROADS/MOTORWAYS

- 1 - M6 J3 | 3.86 miles
- 2 - M6 J2 | 3.13 miles
- 3 - M69 J1 | 9.02 miles
- 4 - M6 J3A | 9.72 miles
- 5 - M42 J6 | 9.94 miles
- 6 - M6 J4 | 10.46 miles
- 7 - M6 J1 | 9.95 miles
- 8 - M42 J7 | 10.68 miles
- 9 - M42 J7A | 10.97 miles
- 10 - M42 J5 | 11.29 miles



AIRPORTS/HELIPADS

- 1 - Coventry Airport | 2.78 miles
- 2 - Birmingham International Airport | 10.96 miles
- 3 - East Midlands Airport | 29.69 miles
- 4 - London Oxford Airport | 40.42 miles

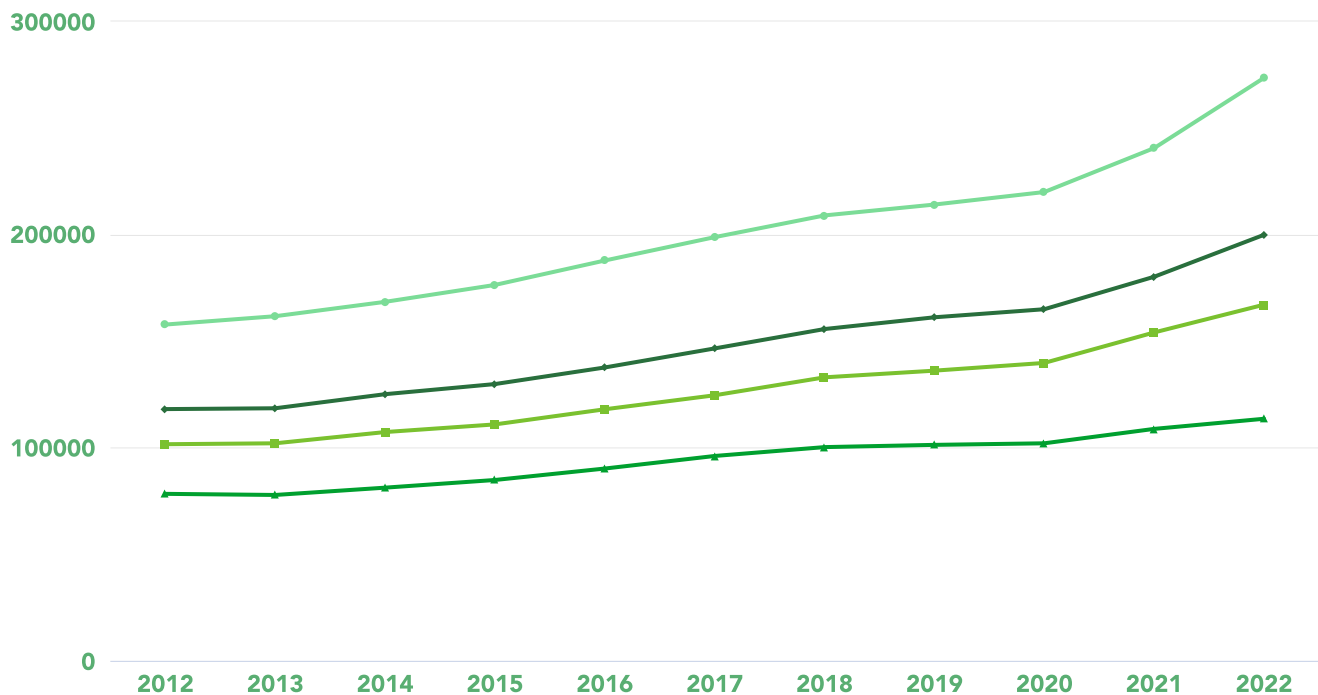
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LOCAL MARKET

HOUSE PRICE STATISTICS FOR CV2

10 YEAR HISTORY OF AVERAGE PRICES BY PROPERTY TYPE



FLAT
+ 44.95%



TERRACED
+ 64.4%



SEMI-DETACHED
+ 69.22%



DETACHED
+ 73.35%

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TESTIMONIALS

WHAT OUR CLIENTS THINK

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



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DATA QUALITY

Walmsley's The Way to Move is committed to comprehensive property data being made available upfront to make the home buying and selling process quicker, easier and cheaper. Which is why they have partnered with Sprift, the UK's leading supplier of property specific data.

Data Partners:



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