



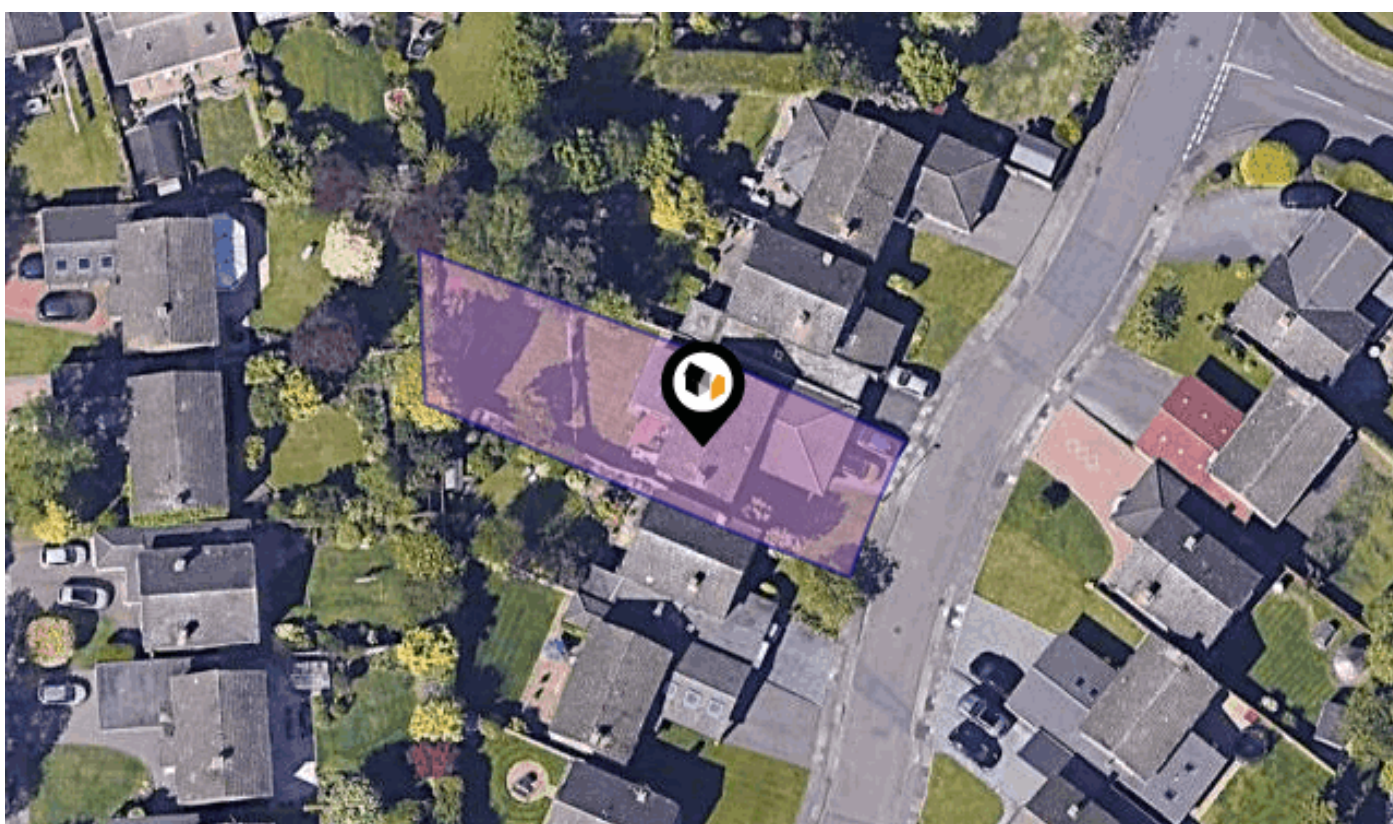
See More Online

Buyers & interested parties

KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

Wednesday 14th June 2023



COTSWOLD DRIVE, COVENTRY, CV3

Price Estimate : £550,000

Walmsley's The Way to Move

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

0330 1180062

mark@walmsleystheawaytomove.co.uk

www.walmsleystheawaytomove.co.uk



Introduction

Our Comments



Dear Buyers & interested parties

Property Key Features

Detached and extended family home
Substantial driveway, garage & car port
Four double bedrooms on the first floor
Delightful private and generous rear gardens and patio
Extended kitchen dining room with French doors to the gardens
Spacious sitting room with sliding doors to gardens
Generous ground floor home office/play room/snug
Sitting room with bay window and dining room with french doors to garden
Family four piece bathroom and ground floor cloakroom
EPC Ordered, NO CHAIN, 1630 Sq.Ft or 151 Sq.M.

For viewings or interest please email:

sales@walmsleysthewaytomove.co.uk or call 0330 1180062



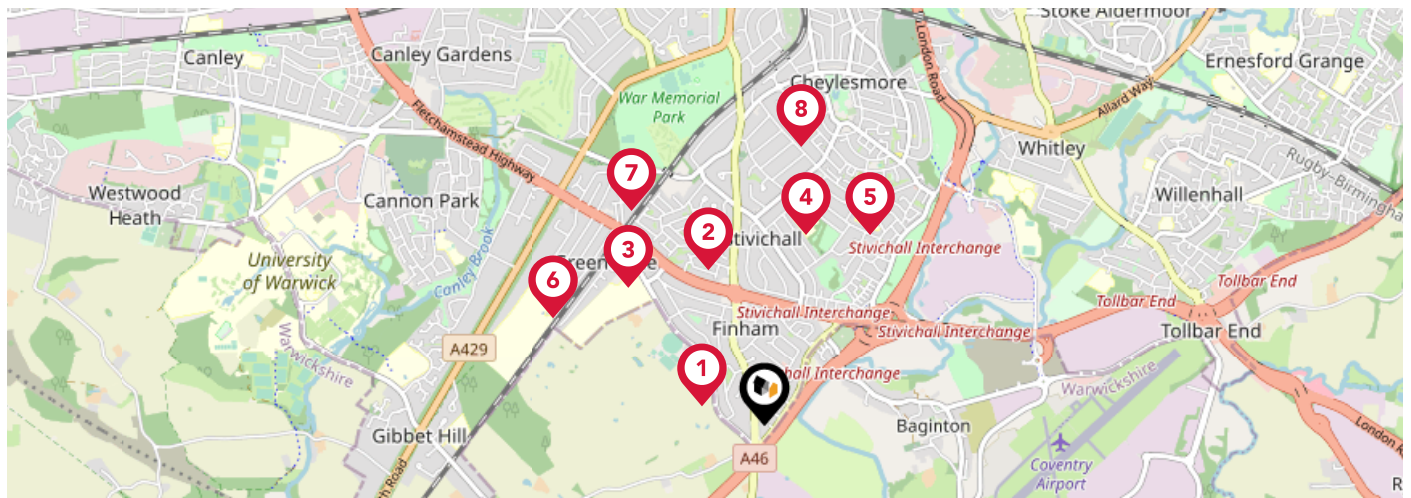
Property

Type:	Detached	Last Sold £/ft ² :	£182
Floor Area:	1,410 ft ² / 131 m ²	Price Estimate:	£550,000
Plot Area:	0.13 acres	Tenure:	Freehold
Council Tax :	Band F		
Annual Estimate:	£2,999		
Title Number:	WK69325		
UPRN:	100070636289		

Local Area

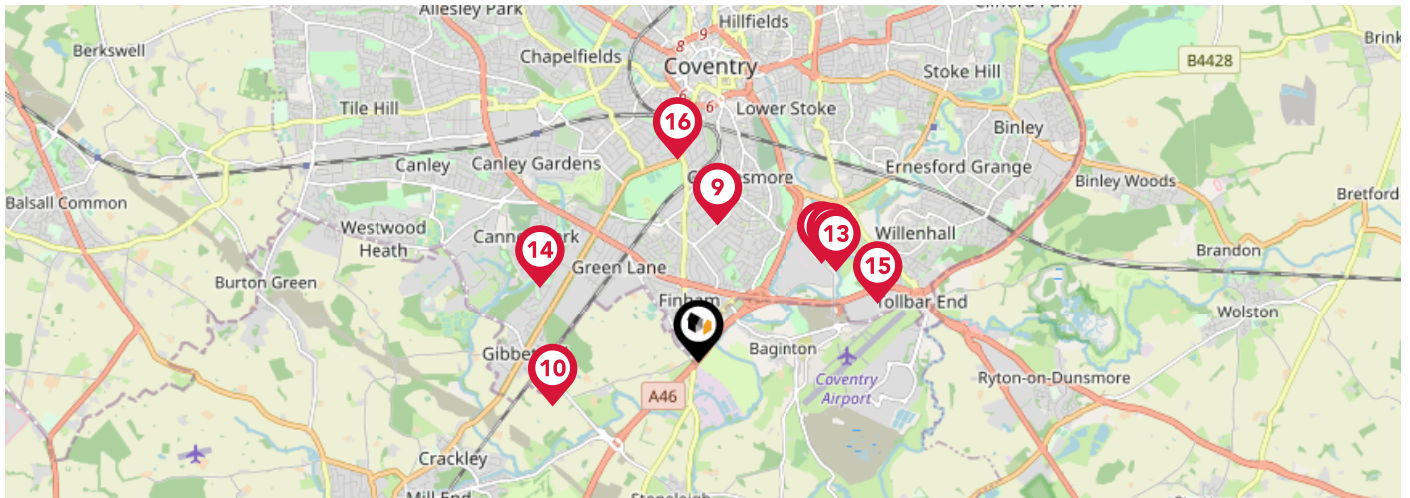
Local Authority:	Coventry	Estimated Broadband Speeds		
Conservation Area:	No	(Standard - Superfast - Ultrafast)		
Flood Risk:		16	54	1000
• Rivers & Seas	Very Low	mb/s	mb/s	mb/s
• Surface Water	Very Low			
Mobile Coverage:		Satellite/Fibre TV Availability:		
(based on calls indoors)				









Area Schools



		Nursery	Primary	Secondary	College	Private
1	Finham Primary School Ofsted Rating: Good Pupils: 446 Distance:0.3	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2	Grange Farm Primary School Ofsted Rating: Good Pupils: 416 Distance:0.75	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3	Finham Park School Ofsted Rating: Outstanding Pupils: 1541 Distance:0.88	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4	St Thomas More Catholic Primary School Ofsted Rating: Good Pupils: 410 Distance:0.88	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5	Howes Community Primary School Ofsted Rating: Good Pupils: 159 Distance:0.98	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6	Bishop Ullathorne Catholic School Ofsted Rating: Good Pupils: 984 Distance:1.08	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7	Stivichall Primary School Ofsted Rating: Good Pupils: 527 Distance:1.14	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8	Manor Park Primary School Ofsted Rating: Good Pupils: 758 Distance:1.27	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

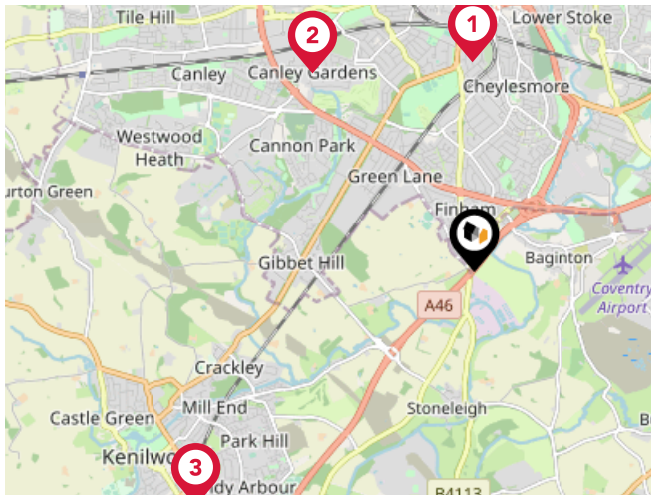
Area Schools



		Nursery	Primary	Secondary	College	Private
	Coventry Speech and Language Service Co Manor Park Primary School Ofsted Rating: Not Rated Pupils:0 Distance:1.27	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Woodfield Ofsted Rating: Inadequate Pupils: 150 Distance:1.38	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Whitley Academy Ofsted Rating: Inadequate Pupils: 910 Distance:1.44	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Tiverton School Ofsted Rating: Good Pupils: 96 Distance:1.49	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Whitley Abbey Primary School Ofsted Rating: Good Pupils: 383 Distance:1.5	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Cannon Park Primary School Ofsted Rating: Good Pupils: 197 Distance:1.59	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Baginton Fields School Ofsted Rating: Good Pupils: 115 Distance:1.71	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	King Henry VIII School Ofsted Rating: Not Rated Pupils: 1123 Distance:1.86	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

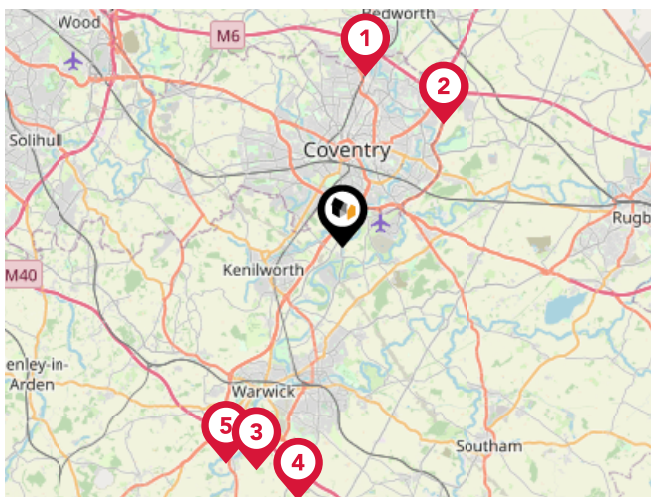
Area

Transport (National)



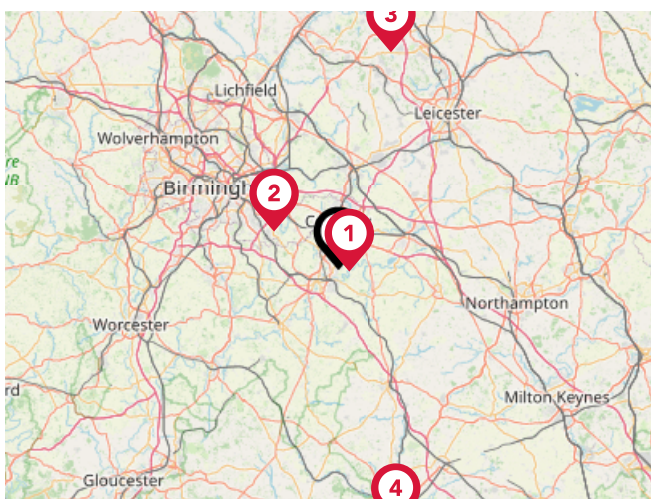
National Rail Stations

Pin	Name	Distance
1	Coventry Rail Station	1.91 miles
2	Canley Rail Station	2.32 miles
3	Kenilworth Rail Station	3.29 miles



Trunk Roads/Motorways

Pin	Name	Distance
1	M6 J3	6.27 miles
2	M6 J2	5.76 miles
3	M40 J14	8.66 miles
4	M40 J13	9.35 miles
5	M40 J15	8.9 miles

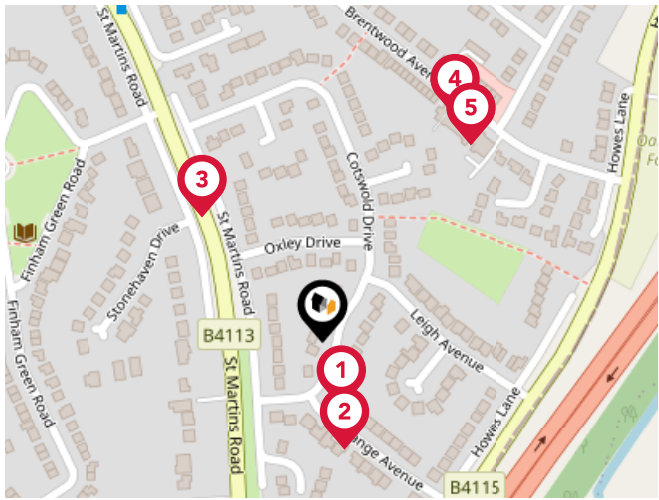


Airports/Helipads






Pin	Name	Distance
1	Coventry Airport	1.65 miles
2	Birmingham International Airport	10.74 miles
3	East Midlands Airport	32.31 miles
4	London Oxford Airport	38.33 miles

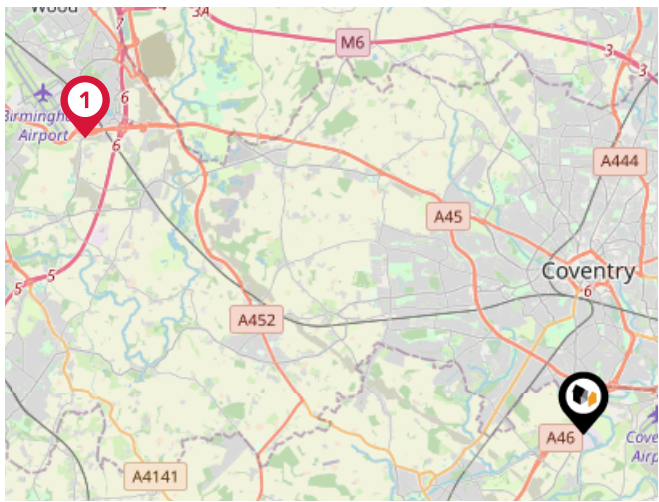
Area

Transport (Local)




Bus Stops/Stations

Pin	Name	Distance
	Cotswold Drive	0.04 miles
	Cotswold Drive	0.06 miles
	Oxley Drive	0.1 miles
	Alfriston Rd	0.15 miles
	Alfriston Rd	0.14 miles



Local Connections

Pin	Name	Distance
	Birmingham Intl Rail Station (Air-Rail Link)	10.46 miles

Market Sold in Street



38, Cotswold Drive, Coventry, CV3 6EY	Detached House
Last Sold Date: 29/09/2022	16/08/2010
Last Sold Price: £545,000	£318,000
40, Cotswold Drive, Coventry, CV3 6EY	Detached House
Last Sold Date: 21/09/2022	
Last Sold Price: £510,000	
48, Cotswold Drive, Coventry, CV3 6EY	Detached House
Last Sold Date: 20/12/2018	
Last Sold Price: £425,000	
36, Cotswold Drive, Coventry, CV3 6EY	Detached House
Last Sold Date: 17/12/2018	20/08/2004
Last Sold Price: £510,000	£250,000
50, Cotswold Drive, Coventry, CV3 6EY	Detached House
Last Sold Date: 09/11/2018	
Last Sold Price: £470,000	
20, Cotswold Drive, Coventry, CV3 6EY	Detached House
Last Sold Date: 17/08/2016	20/01/2012
Last Sold Price: £510,000	£360,000
30, Cotswold Drive, Coventry, CV3 6EY	Detached House
Last Sold Date: 03/09/2014	
Last Sold Price: £328,000	
28, Cotswold Drive, Coventry, CV3 6EY	Detached House
Last Sold Date: 25/02/2011	
Last Sold Price: £295,000	
34, Cotswold Drive, Coventry, CV3 6EY	Detached House
Last Sold Date: 27/07/2007	02/01/2003
Last Sold Price: £339,000	£227,000
14, Cotswold Drive, Coventry, CV3 6EY	Detached House
Last Sold Date: 20/04/2007	
Last Sold Price: £350,000	
8, Cotswold Drive, Coventry, CV3 6EY	Detached House
Last Sold Date: 05/01/2007	14/12/1999
Last Sold Price: £378,100	£210,000
10, Cotswold Drive, Coventry, CV3 6EY	Detached House
Last Sold Date: 14/10/2005	
Last Sold Price: £330,000	

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

Market Sold in Street



42, Cotswold Drive, Coventry, CV3 6EY		Detached House
Last Sold Date:	30/01/2004	
Last Sold Price:	£257,000	
22, Cotswold Drive, Coventry, CV3 6EY		Detached House
Last Sold Date:	05/12/2001	
Last Sold Price:	£181,000	
18, Cotswold Drive, Coventry, CV3 6EY		Detached House
Last Sold Date:	30/08/1996	
Last Sold Price:	£102,500	

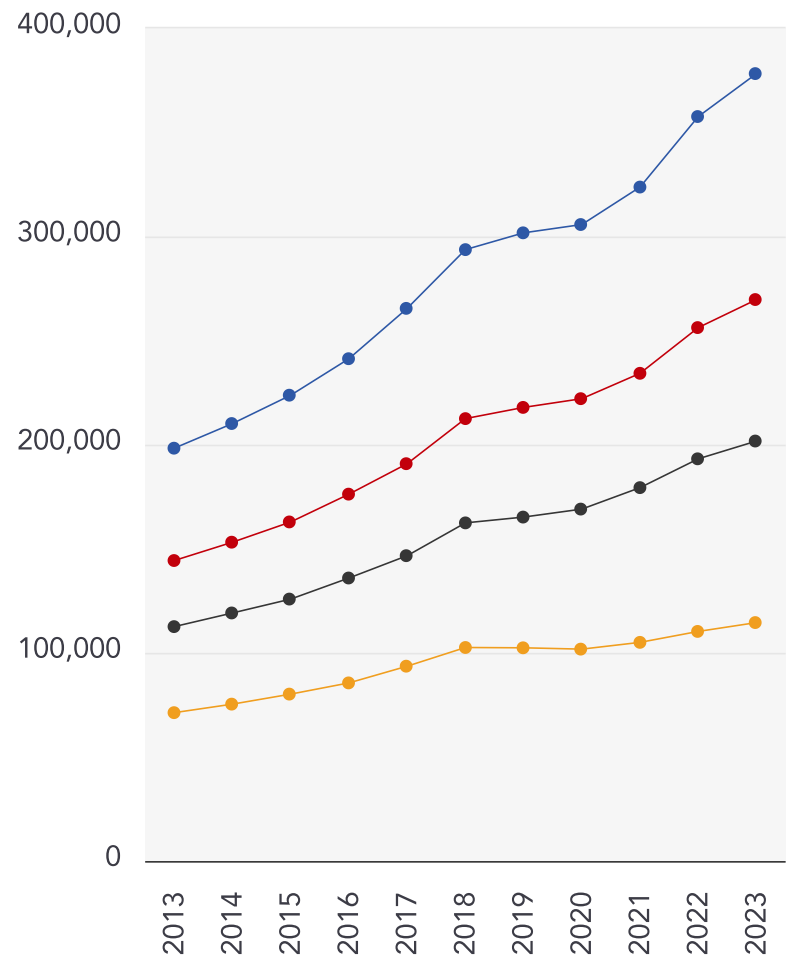
NOTE: In this list we display up to 6 most recent sales records per property, since 1995.

Market

House Price Statistics



10 Year History of Average House Prices by Property Type in CV3



Detached

+90.73%

Semi-Detached

+86.85%

Terraced

+79.17%

Flat

+60.71%

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



/walmsleysthewaytomove



/walmsleysthewaytomove/



/walmsleysthewaytomove

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.



Contains public sector information licensed under the Open Government License v3.0

The information contained within this report is for general information purposes only and to act as a guide to the best way to market your property for the asking price.

Sprift Technologies Ltd aggregate this data from a wide variety of sources and while we endeavour to keep the information up to date and correct, we make no representations or warranties of any kind, express or implied, about the completeness, accuracy, reliability, of the information or related graphics contained within this report for any purpose.

Any reliance you place on such information is therefore strictly at your own risk. In no event will we be liable for any loss or damage including without limitation, indirect or consequential loss or damage, or any loss or damage whatsoever arising from loss of data or profits arising out of, or in connection with, the use of this report.



Walmsley's The Way to Move

18a Earlsdon Street, Earlsdon, Coventry,

CV5 6EG

0330 1180062

mark@walmsleysthewaytomove.co.uk

www.walmsleysthewaytomove.co.uk

