



191 Callowbrook Lane, Rubery, Birmingham, B45 9TG

£200,000

- Three Bedroom Semi-Detached House
- Kitchen
- Rear Garden
- In Need Of Modernisation
- Bathroom
- Council Tax Band B - Bromsgrove
- Two Reception Rooms
- Off Road Parking & Garage
- EPC Rating E

191 Callowbrook Lane, Birmingham B45 9TG

A three bedroom traditional semi-detached house with two reception rooms, off road parking, garage, situated in a popular location in Rubery In need of modernisation



Council Tax Band: B



DESCRIPTION

The property comprises, hall with under stairs cupboard, lounge with bay window, dining room with patio door into rear garden, kitchen with electric oven & grill, with door into side passage/garage.

Stairs to first floor landing, master bedroom with bay window, mirrored wardrobes, double bedroom two, bedroom three, bathroom comprising wc, hand wash basin, and bath with shower over.

OUTSIDE

The property has a paved drive for parking several vehicles.

The rear garden is over grown with bushes and trees.

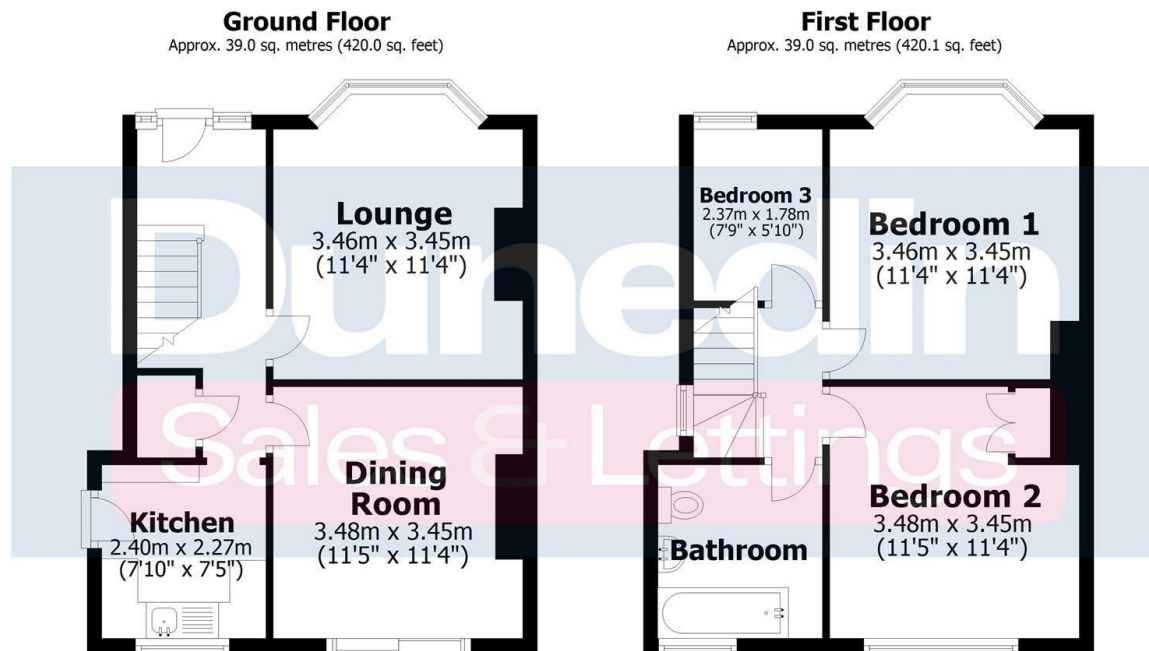
LOCATION

Callowbrook Lane is within walking distance to Rubery village, having shops and local amenities.

Rubery Great Park is close by with restaurants, bars, gym and Hollywood Bowl, and Morrisons supermarket. Longbridge development retail park is also close by offering further facilities, shops including Marks and Spencers & Sainsburys and is within easy of local transport and motorway networks.

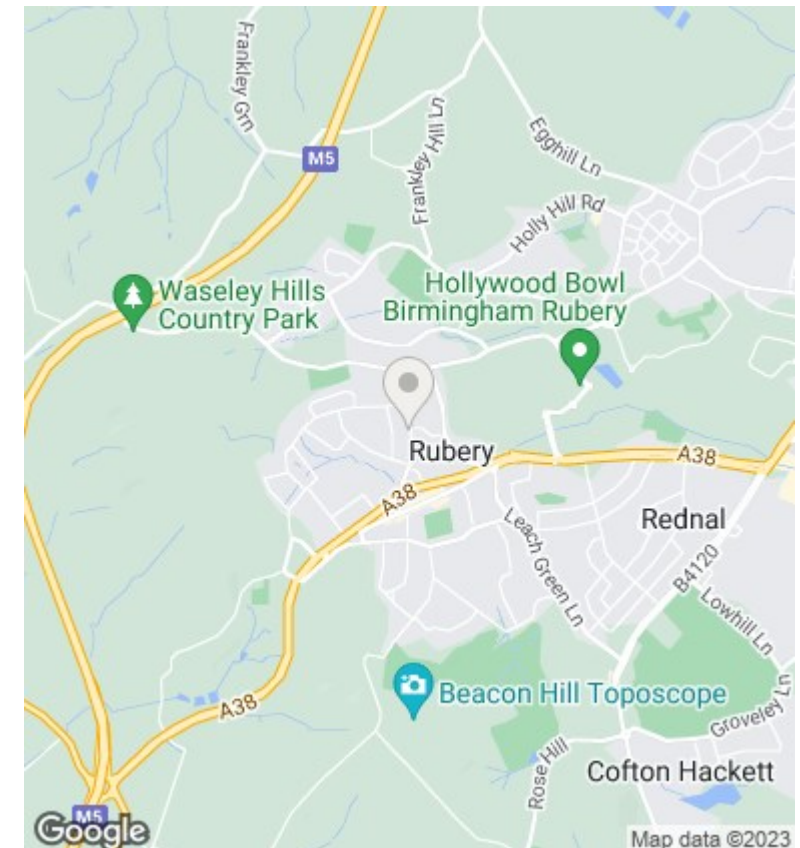
TENURE

The vendor has informed us that this property is freehold. Prospective purchasers are advised to contact their solicitors for verification



Total area: approx. 78.0 sq. metres (840.1 sq. feet)

This plan is for layout guidance only and not drawn to scale unless stated. Window and door openings are approximate. Whilst every care is taken in preparation of this plan, please check all dimensions and shapes before making any decisions reliant upon them.
Plan produced using PlanUp.



Directions

The property is on Callowbrook Lane, In Rubery.
Postcode is B45 9TG

Viewings

Viewings by arrangement only. Call 0121 453 8447 to make an appointment.

Council Tax Band

C

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		76
(69-80) C		
(55-68) D		
(39-54) E	46	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
EU Directive 2002/91/EC		
England & Wales		