



128 Groveley Lane, Longbridge, Birmingham, B31 4QE

Offers In Excess Of £220,000

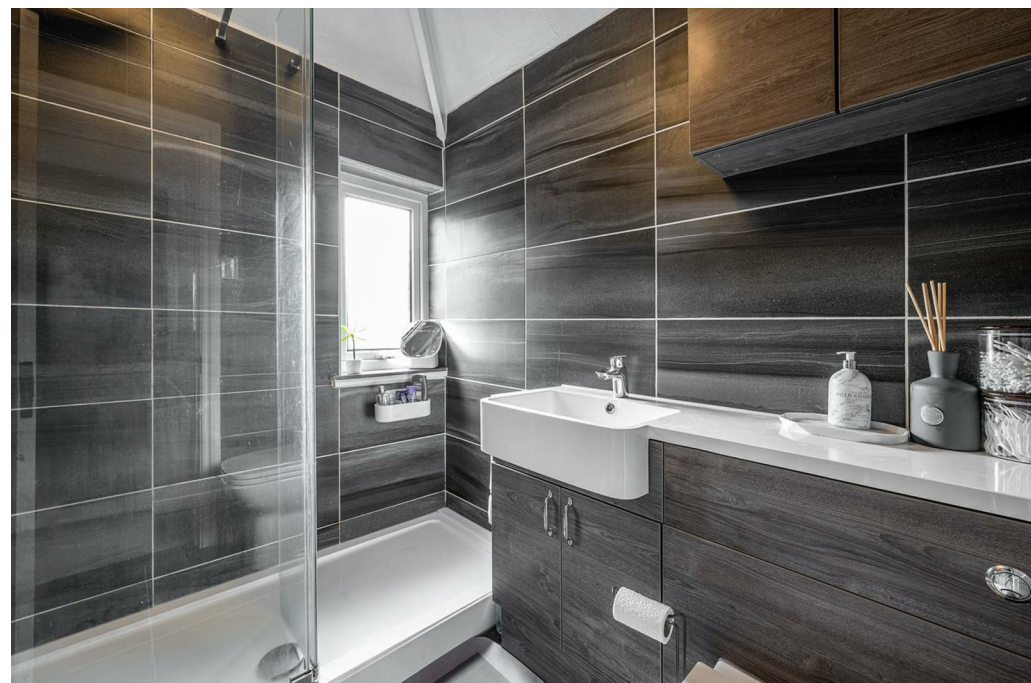
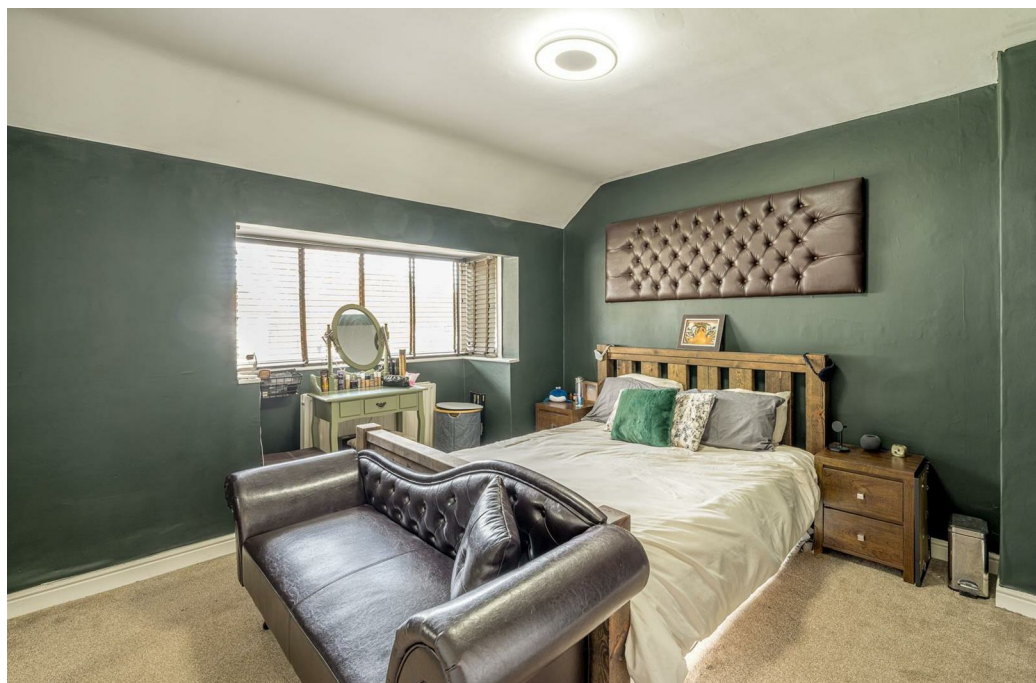
- Well Presented Extended Two Bedrooms House
- Modern Re-Fitted Shower Room
- EPC Rating - D
- Lounge With Bay Window
- Good Size Rear Garden
- Off Road Parking
- Kitchen/Diner
- Council Tax Band - B
- Double Glazed & Gas Central Heating

128 Groveley Lane, Birmingham B31 4QE

An immaculately presented extended two bedroom end terrace house, with open plan lounge, kitchen/diner, modern re-fitted shower room, good size rear garden, off road parking, situated in a popular location, set back on Groveley Lane in Longbridge, Birmingham



Council Tax Band: B



DESCRIPTION

The property in brief comprises, hall, open plan lounge with large bay window, leading into kitchen/diner having a range of wall & base units, four ring gas hob, electric oven, island breakfast bar, french doors to rear garden.

Stairs to first floor landing, master bedroom with built in wardrobe, double bedroom two, modern re-fitted shower room, comprising wc, vanity sink unit, shower with rain shower and adjustable shower attachment.

OUTSIDE

The front of the property has a gravel drive providing off road parking, gated access at the side to side gate into rear garden.

The property benefits from having a good size rear garden having a paved patio, lawn, raised flower beds, shed, outside power socket, outside tap, and fenced boundaries.

LOCATION

The property is set back on Groveley Lane in a popular location in Longbridge, close to Longbridge train station and the Longbridge Retail Development where there is a large Marks and Spencers, Sainsburys, Barclays Bank, other shops, pubs and cafes. Also close to Rubery where there are shops and amenities, cinema, and restaurants.

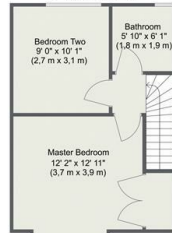
Great for those commuting to the City Centre of Birmingham and for easy access to the motorway networks. The Lickey Hills and Cofton Park are also close by.

TENURE

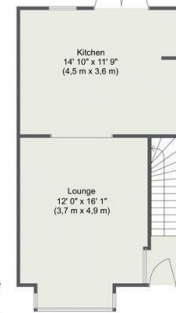
The vendor has informed us that this property is FREEHOLD, but all prospective purchasers will have this verified with their solicitor



Groveley Lane
First Floor

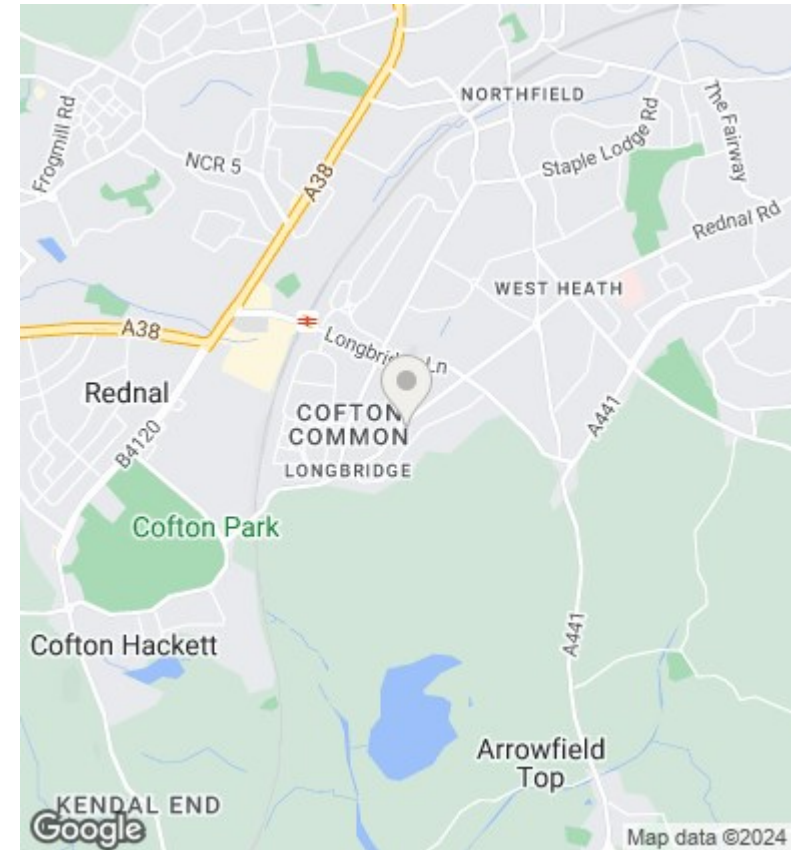


Ground Floor



Total area approx. 73.2M2 / 788Sq Ft

For illustrative purposes only. Decorative finishes, fixtures and fittings do not represent the current state of the property. Measurements are approximate and not to scale. Floor plan and images supplied by PropertyPhotography Ltd.



Directions

Set back on Groveley Lane, Postcode is B31 4QE

Viewings

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

Council Tax Band

B

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		85
(81-91) B		
(69-80) C		61
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	