



96, Gowan Road, B8 3JL

£199,950

3 Bedrooms, 1 Bathrooms, 2 Reception Rooms



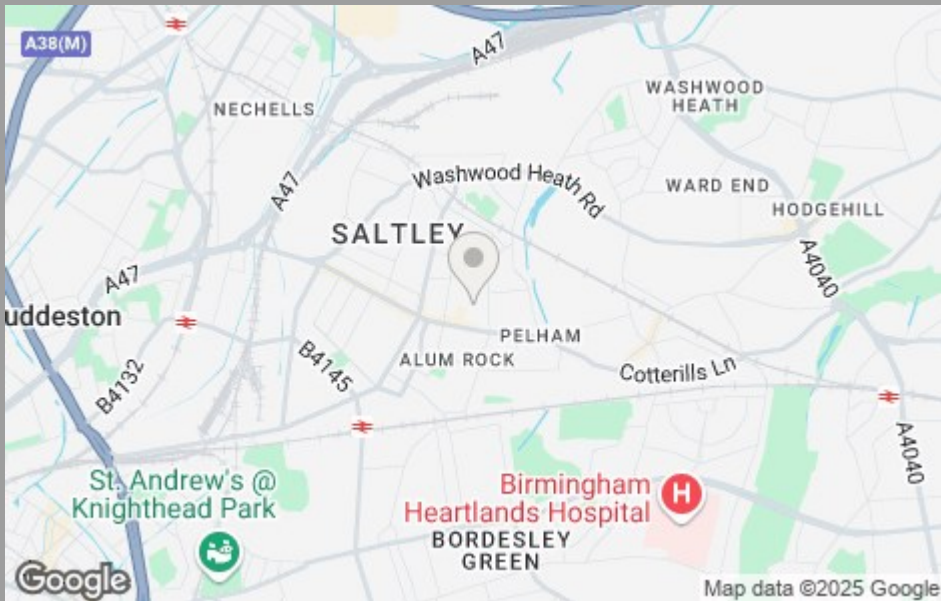
Nestled on Gowan Road in the vibrant city of Birmingham, this charming mid-terrace house offers a delightful blend of comfort and convenience. Spanning an impressive 1,012 square feet, this property features three well-proportioned bedrooms, making it an ideal home for families or those seeking extra space.

Upon entering, you are greeted by two inviting reception rooms, perfect for entertaining guests or enjoying quiet evenings with loved ones. The layout of the house is both practical and welcoming, allowing for a seamless flow between the living areas.

Situated near Alum Rock, this property benefits from excellent local amenities, including shops, schools, and parks, ensuring that all your daily needs are within easy reach. The area is well-connected, providing convenient access to public transport links, making commuting to the city centre and beyond a breeze.

Offered at a competitive price of £220,000, this mid-terrace house presents an excellent opportunity for first-time buyers or investors looking to expand their portfolio. With its appealing features and prime location, this property is sure to attract interest. Do not miss the chance to make this lovely house your new home.

96 GOWAN ROAD
GROUND FLOOR



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	47	
England & Wales		EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC