



The logo for Arden Estate Agents, featuring a green house icon above the word 'arden' in a bold, white, sans-serif font. Below 'arden' is the text 'ESTATE AGENTS' in a smaller, white, sans-serif font.

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you move
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62 Callow Hill Road, Alvechurch, B48 7LR

£525,000

4 1 2



Summary

A spacious extended property located on a great plot offering four bedrooms (one enjoying a balcony overlooking the garden), two reception rooms, generous rear garden and garage, conveniently located in the sought after village of Alvechurch.

Description

The accommodation comprises: Enclosed porch, entrance hall with space for an under stairs office area, walk in storage cupboard, front lounge with bay window and a beautiful open fireplace, 'L-shaped' lounge/dining room with living flame fire and french doors to the garden and kitchen overlooking the garden.

The first floor features a double bedroom with fitted mirrored wardrobes, second double bedroom with bay window, single bedroom, house bathroom and a fantastic (21'10" x 8'5") bedroom with brick balcony to enjoy views over the garden.

Outside

The property features a long rear garden which is predominantly laid to lawn with patio area, greenhouse and fenced boundaries. Parking includes a driveway to the front (which could be widened to accommodate more vehicles) which also provides access to the garage.

Room Dimensions

Garage - 5.37m x 2.6m (17'7" x 8'6")

Lounge - 3.89m x 3.36m (12'9" x 11'0") max

Dining / Family Room - 4.08m x 5.8m (13'4" x 19'0") max

Kitchen - 3.75m x 2.56m (12'3" x 8'4")

Stairs To First Floor Landing

Master Bedroom - 4.1m x 3.36m (13'5" x 11'0")

Bedroom 2 - 4.14m x 3.33m (13'6" x 10'11") max

Bedroom 3 - 6.66m x 2.57m (21'10" x 8'5")

Balcony - 2.57m x 1.75m (8'5" x 5'8")

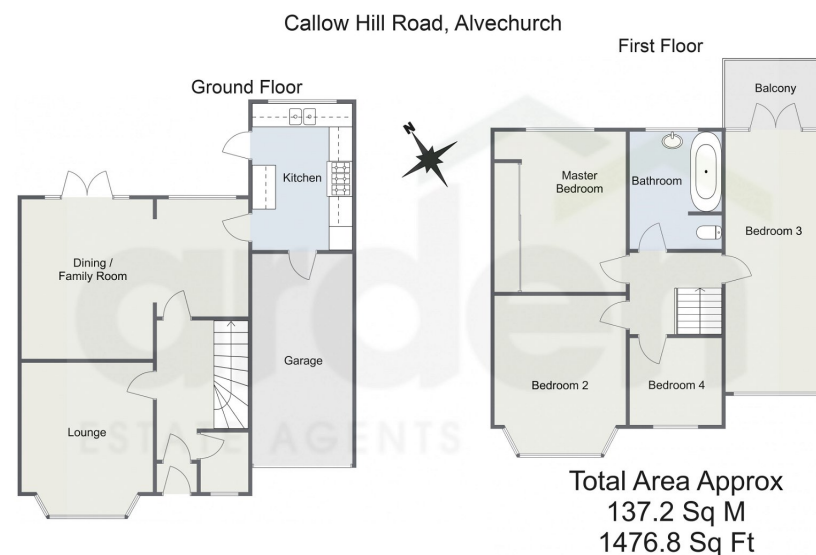
Bedroom 4 - 2.35m x 2.22m (7'8" x 7'3")

Bathroom - 3.06m x 2.35m (10'0" x 7'8")





- Extended Four Bedroom Property
- L-Shaped Lounge/Dining Room with Living Flame Fire
- Two Double Bedrooms and Single Bedroom
- Long Rear Garden
- Village Location
- Front Lounge with Open Fireplace
- Kitchen Overlooking the Garden
- Extended Fourth Bedroom with Balcony
- Front Driveway and Garage
- Close to Sought After Schooling



For illustrative purposes only. Decorative finishes, fixtures & fittings do not represent the current state of the property. Measurements are approximate & not to scale. Floor Plans made using RoomSketcher.

For more information on this house or to arrange a viewing please call the office on:

0121 447 8300

Alternatively, you can scan the QR to view all of the details of this property online.



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