

88 Rowland Street, Rugby, Warwickshire CV21 2BW

Guide Price £160,000*

**THREE-BEDROOM CORNER SITED HOUSE WITH
LARGE OUTBUILDING TO REAR**



The property is situated in a popular central location to approximately one mile to the west of Rugby town centre with its shopping facilities and main line station. The area is well served by bus routes, schools and recreational facilities. Good road links are easily accessible including the M6, M1, A5 and A45 that are all within easy reach. The property is a three-bedroom end of terrace unit that benefits from gas fired central heating and double glazing. It is generally well presented throughout and has a large garden building that could be suitable for a spacious home office or garage subject to confirming any relevant consents. This dwelling is sold with the benefit of vacant possession and will be of interest to investment buyers and owner occupiers.

ACCOMMODATION

Open Plan Reception Room, Kitchen, Shower Room, Separate WC, Landing, Bedroom One, Bedroom Two, Bedroom Three, Garden, Outbuilding. EPC lists as 80sm.

TENURE

Freehold

LOCAL AUTHORITY & TAX RATING

Rugby Council
Council Tax Band B
EPC Band E

VIEWING TIMES

By appointment through the Auctioneers

STARTING BID

FINAL BID

NOTES

☐ SOLD ☐ UNSOLD ☐ SOLD PRIOR ☐ WITHDRAWN