

416a Birmingham Road, Marlbrook

£525,000

**Allan Morris**  
estate agents

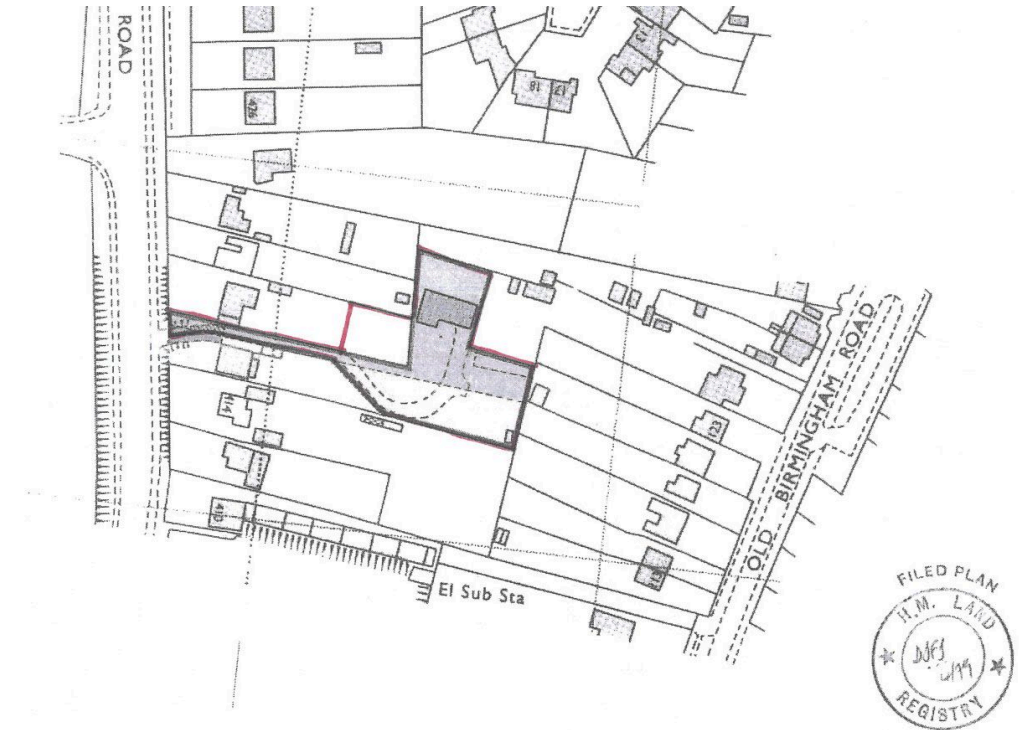
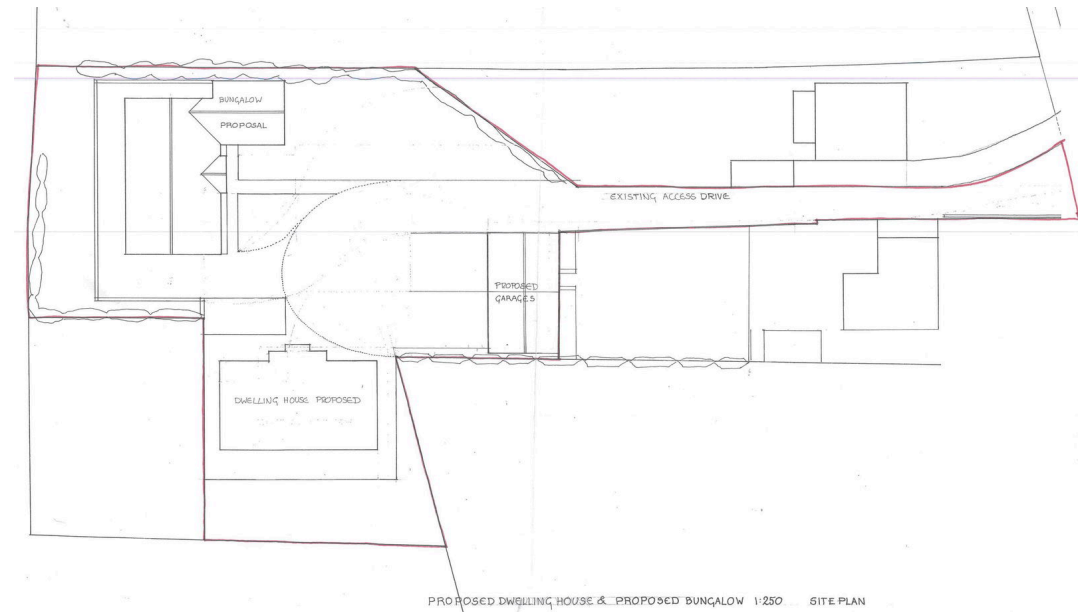
# 416a Birmingham Road, Marlbrook

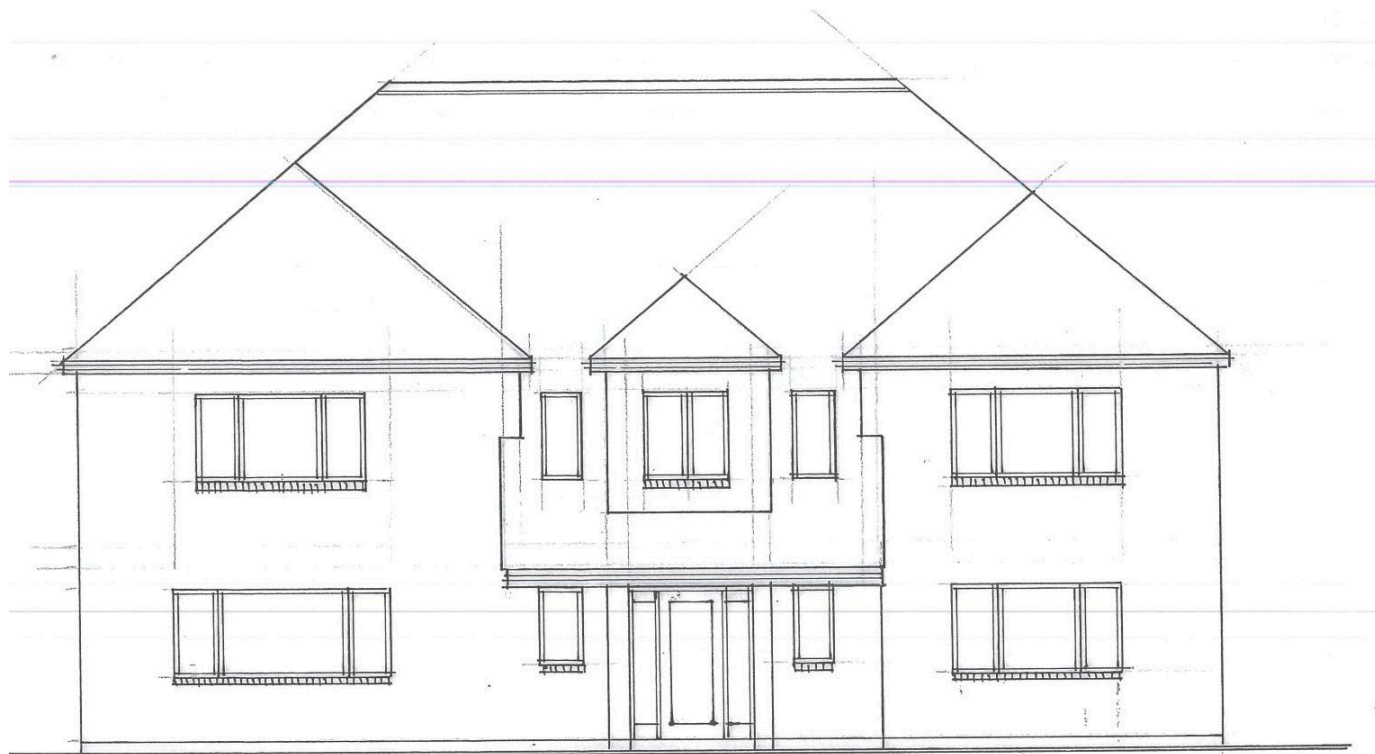
## 'BUILDING PLOT FOR TWO RESIDENTIAL DWELLINGS, SUBJECT TO REINSTATEMENT OF PLANNING PERMISSION'

This plot had planning permission granted on 15/10/2015 for a detached two storey house, a detached bungalow and a pair of garages. The planning permission has now lapsed and will need reinstating, however, the owner is prepared to agree a sale subject to planning permission.

The plot amounts to approximately 0.45 acre and is situated in a desirable residential area between the M5 & M42 motorways on the outskirts of Birmingham, convenient for commuting to Birmingham and the facilities of Bromsgrove. We are informed that all mains services are available, but may be subject to connection charges.

Planning permission was granted for a detached two storey house with internal accommodation of approximately 2,870sqft, a detached bungalow with internal accommodation of approximately 1,590sqft and a pair of garages.





FRONT ELEVATION 1:100



REAR ELEVATION 1:100



SIDE ELEVATION 1:100

## DISCLAIMER

- Allan Morris & Peace Limited rely on information provided by the seller and have not checked any legal documentation. Any points of interest or concern should be verified by your legal representative.
- Allan Morris & Peace have not tested any fixture or fitting and can not confirm their working condition.
- All measurements are approximate and may include recesses, suites, cupboards, restricted headroom and wardrobes.

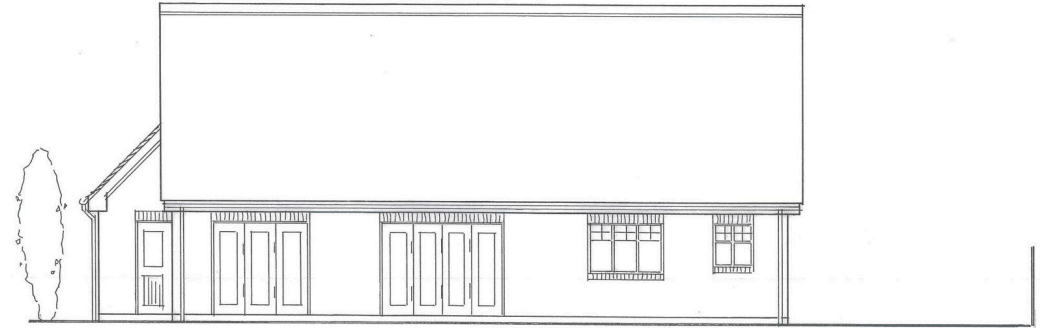
## PROPOSED TWO STOREY HOUSE

- Approximately 2,870sqft
- Reception hall
- Toilet
- Cloakroom
- Through living room
- Study
- Open plan kitchen & family room
- Utility room
- Landing with store
- 4 double bedrooms
- 2 en suites
- Family bathroom
- Garage





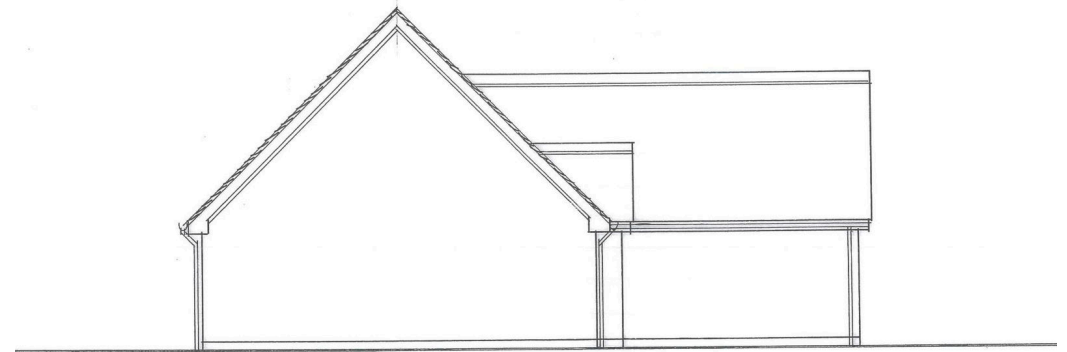
Bungalow Front



Bungalow Rear



Bungalow Side A

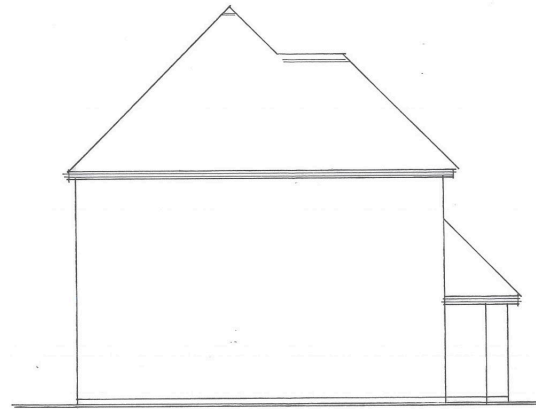


Bungalow Side B

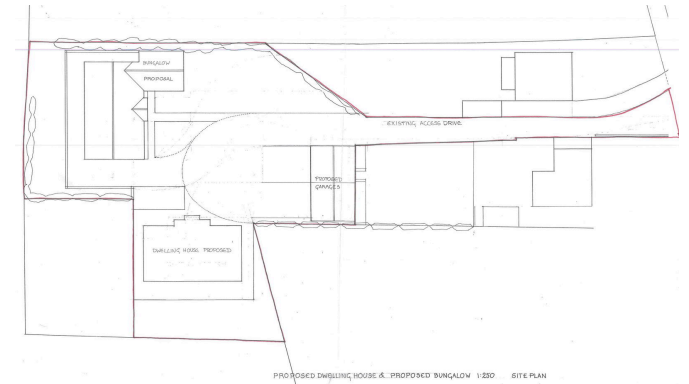
## PROPOSED DETACHED BUNGALOW

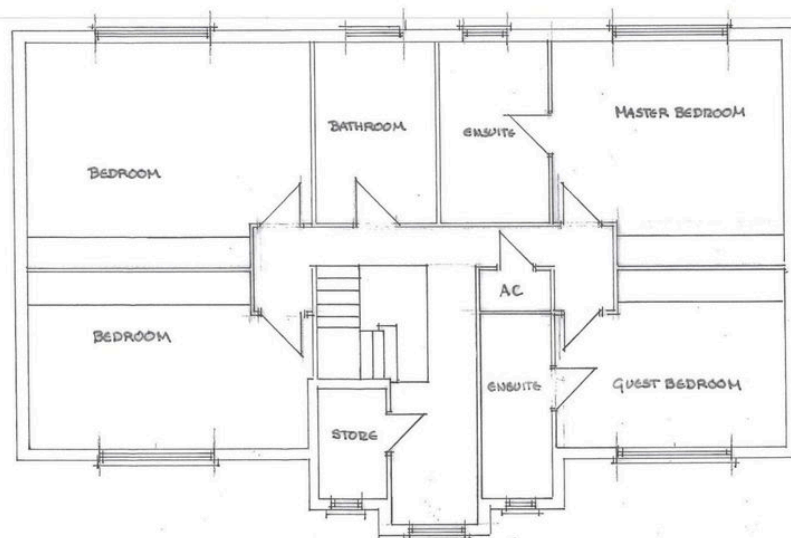
- Approximately 1,590sqft
- Reception hall
- Lounge
- Living room
- Kitchen & Dining room
- Utility room
- 3 bedrooms
- 1 en suite
- Family bathroom
- Garage

## PROPOSED PAIR OF GARAGES

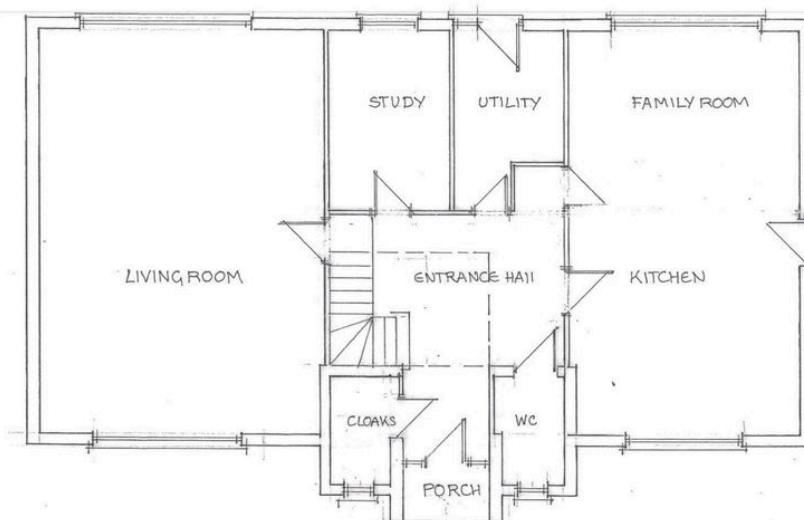


SIDE ELEVATION 1:100

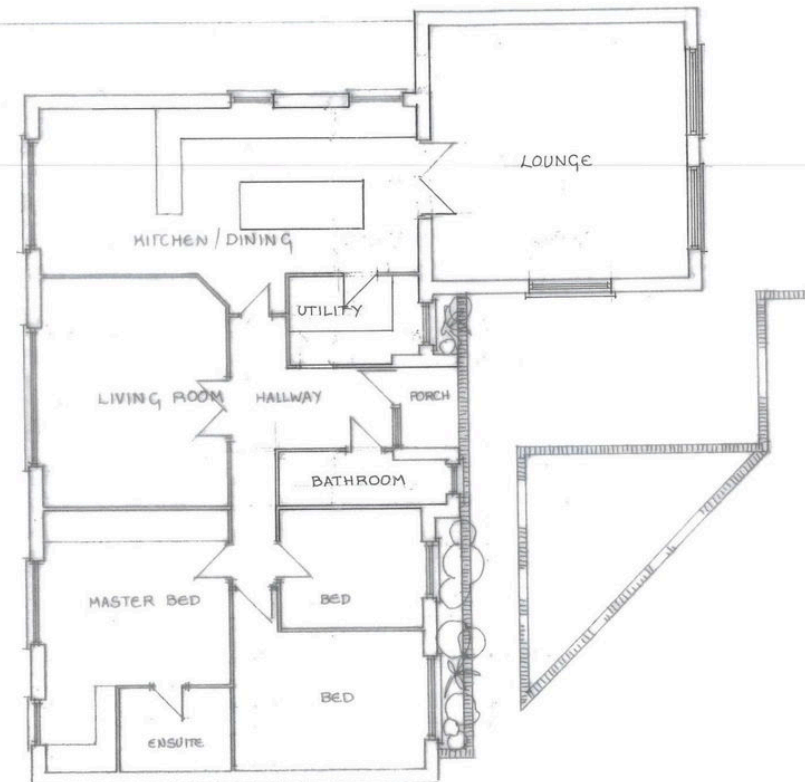




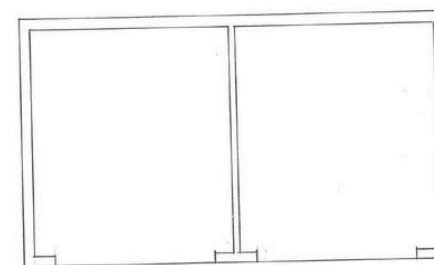
House First Floor



House Ground Floor



Bungalow Ground Floor



Garages Floorplan

Not to scale.

For General guidance purposes only and not to be taken as a statement of fact.

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