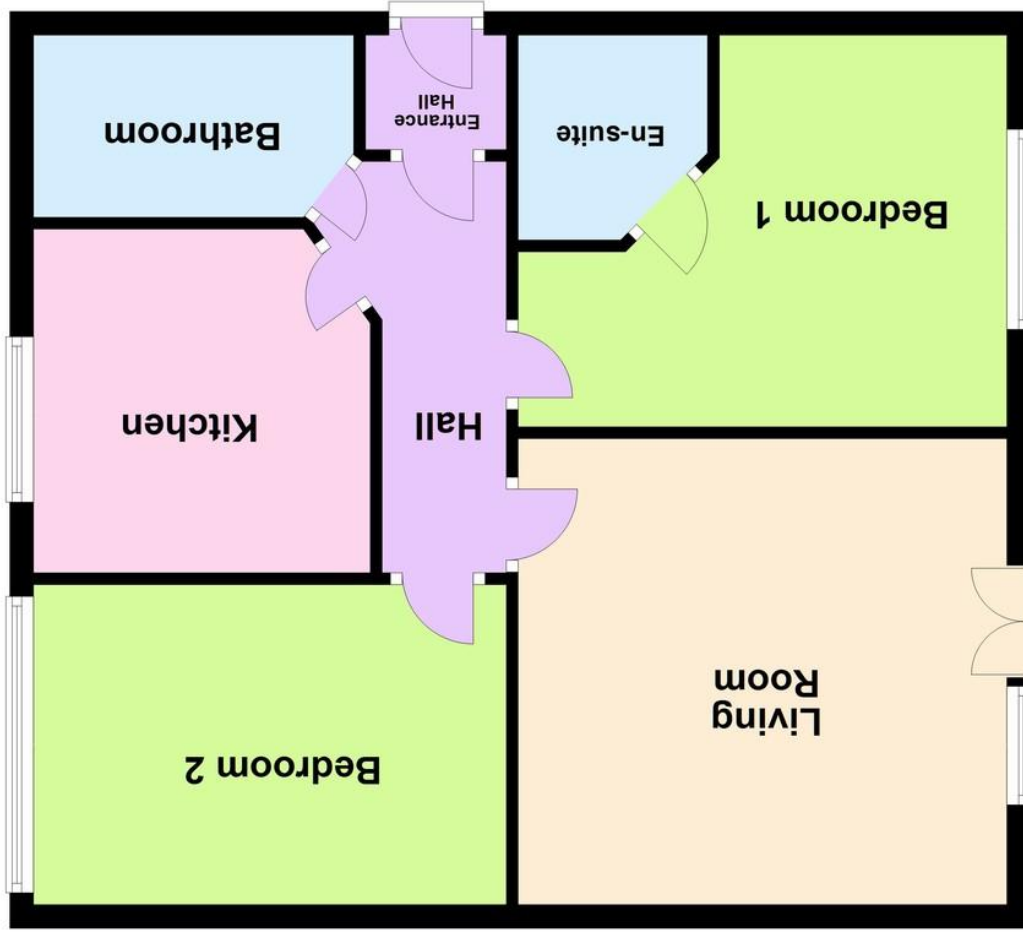
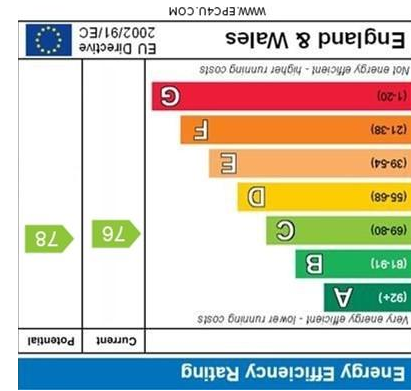


GUIDE TO THE RELATIONSHIP BETWEEN ROOMS
 NOT TO SCALE: THIS IS AN APPROXIMATE



Ground Floor

If you require the full EPC certificate direct to your email address please contact the sales branch marketing this property and they will email the EPC certificate to you in a PDF format.
 Please note that on occasion the EPC may not be available due to reasons beyond our control, the Regulations state that the EPC must be presented within 21 days of initial marketing of the property.
 Therefore we recommend that you regularly monitor our website or email us for updates.
 Please feel free to relay this to your Solicitor or License Conveyer.



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- TWO BEDROOM APARTMENT
- IDEAL LOCATION
- GREAT TRANSPORT LINKS
- JULIETTE BALCONY
- EN SUITE
- ALLOCATED PARKING SPACE

City View, Stockland Green, Birmingham, B23 6GP

£145,000



Property Description

This neutrally decorated apartment in a prime location offers comfortable living in a quiet environment. With excellent public transport links and a range of local amenities nearby, this property is ideal for those seeking convenience and peace. As you enter through the inviting entrance, you will immediately notice the spaciousness and natural light that fills the master bedroom. Complete with its own en-suite, this bedroom provides a private sanctuary to retreat to at the end of the day. The second bedroom is also spacious and perfect for guests or family members. The property features a well-maintained bathroom and a kitchen, providing essential amenities for everyday living. The living room offers a versatile space for relaxation and entertaining, giving you the freedom to personalize it to your taste with the added benefit of a Juliet balcony. The flat's location provides easy access to public transport, making commuting to work or exploring the local area a breeze. There are also plenty of local amenities, including shops, restaurants, and leisure facilities, ensuring you have everything you need within reach.

If you're looking for a comfortable and conveniently located apartment, this property is the perfect choice. Don't miss the opportunity to make this your new home.

ENTRANCE HALL 11' 5" x 6' 2 max" (3.48m x 1.88m) Providing access to all living areas.

KITCHEN 9' 6" x 9' 2" (2.9m x 2.79m) Having a range of wall and base units, double glazed window, ceiling light and power points.

LIVING ROOM 12' 11" x 13' 7" (3.94m x 4.14m) Having laminate flooring, double glazed window, double glazed Juliet balcony, radiator, ceiling light and power points.

BEDROOM ONE 10' 10 max" x 13' 6 max" (3.3m x 4.11m) Carpeted and having double glazed window, radiator, ceiling light and power points with access to en suite.

EN SUITE 5' 3" x 5' 4" (1.6m x 1.63m) Having walk in shower, low level wc, wash basin, radiator and ceiling light.

BEDROOM TWO 8' 8" x 13' (2.64m x 3.96m) Carpeted and having double glazed window, radiator, ceiling light and power points.

BATHROOM 5' 2" x 8' 10" (1.57m x 2.69m) Tiled throughout and having bath, over head shower, low level wc, wash basin, heated towel rail and ceiling light.



OUTSIDE The property benefits from having one allocated parking space.

Council Tax Band A - Birmingham City Council

Predicted mobile phone coverage and broadband services at the property :-

Mobile coverage - voice and data available for EE, Three, O2 and Vodafone.

Broadband coverage:-

Broadband Type = Standard Highest available download speed 15 Mbps. Highest available upload speed 1 Mbps.

Broadband Type = Superfast Highest available download speed 126 Mbps. Highest available upload speed 20 Mbps.

Broadband Type = Ultrafast Highest available download speed 1000 Mbps. Highest available upload speed 900 Mbps.

Networks in your area - Openreach, 4th Utility

FIXTURES AND FITTINGS as per sales particulars.

TENURE

The Agent understands that the property is leasehold with approximately 131 years remaining. Service Charge is currently running at £1,635.66, paid over 10 months at £173.90 per month and is reviewed (to be confirmed). The Ground Rent is currently running at £202.44 per annum, £101.22 paid every 6 months and is reviewed (to be confirmed). However we are still awaiting confirmation from the vendors Solicitors and would advise all interested parties to obtain verification through their Solicitor or Surveyor.

GREEN AND COMPANY has not tested any apparatus, equipment, fixture or services and so cannot verify they are in working order, or fit for their purpose. The buyer is strongly advised to obtain verification from their Solicitors or Surveyor. Please note that all measurements are approximate.

If you require the full EPC certificate direct to your email address please contact the sales branch marketing this property and they will email the EPC certificate to you in a PDF format

WANT TO SELL YOUR OWN PROPERTY?

CONTACT YOUR LOCAL GREEN & COMPANY BRANCH ON 0121 321 3991

