



Connells

The Greaves Kingsbury Road
Minworth Sutton Coldfield



Property Description

****NO CHAIN**** A fantastic ground floor 1 bedroom apartment in a characterful building, offering great living space and a good sized main bedroom. With brilliant main road links to Birmingham City Centre and other local amenities, this property is superbly located and offers a wide range of local activities. The property itself is tucked into a quiet cul de sac, with ample communal parking and stunning gardens surrounding. The apartment itself features a great sized living room with space for a dining area and an archway to the kitchen with modern fitted appliances. The main bedroom features fitted wardrobes and overlooks the rear of the complex, with easy access to the modern bathroom in the hallway. The hallways consists of two handy built in cupboard spaces, ideal for storage. Viewings highly recommended at this fantastic property.

Outside

Front

Communal parking at the front of the property on a first come first served basis.

Communal Hallway

A communal front door leads into the communal hallway, a wooden front door leads through to the private accommodation.

Private Hallway

Having two electric heaters to wall and cupboards to the wall

Lounge

17' 1" x 9' 8" (5.21m x 2.95m)

Having a rear facing window overlooking the rear of the property, two electric heaters to wall and space for a dining table and chairs

Kitchen

7' 10" x 6' 11" (2.39m x 2.11m)

Comprising integrated cupboards, integrated electric hob and oven with filter hood over, integrated fridge/freezer, integrated dishwasher and space and plumbing for a washing machine.

Bedroom

13' 2" x 10' 7" (4.01m x 3.23m)

Having a rear facing window overlooking the rear of the property, electric heater to wall and fitted wooden wardrobes.

Bathroom

Featuring a bath with rainfall shower over, low level flush WC, wash hand basin, towel warmer radiator to wall.

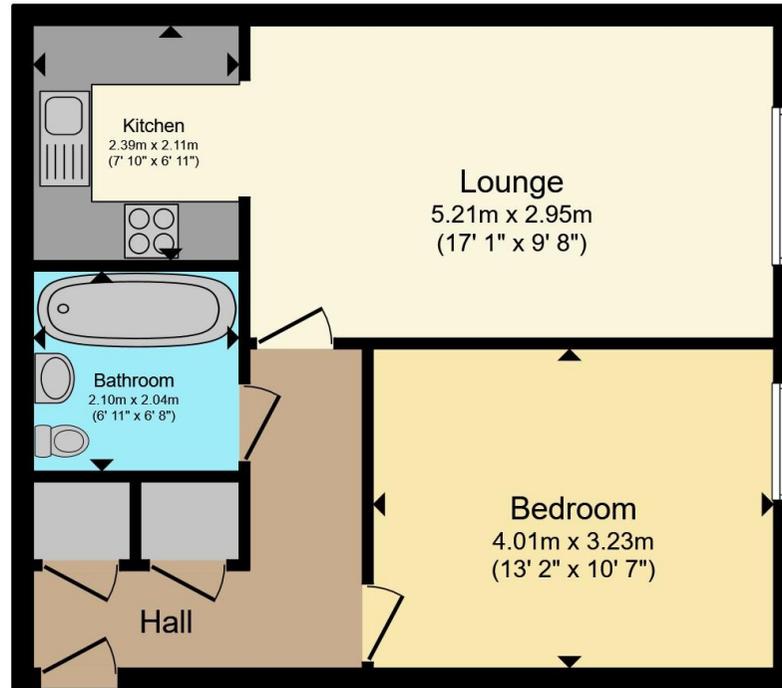
Agent's Note:

We understand that there is an error relating to the term of the lease held with Land Registry. Please ask the branch for more details.









Floor Plan

Total floor area 49.5 m² (532 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



To view this property please contact Connells on

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4/6 High Street
 SUTTON COLDFIELD B72 1XA

EPC Rating: C Council Tax
 Band: B

Service Charge: 988.00 Ground Rent:
 150.00

Tenure: Leasehold

view this property online connells.co.uk/Property/SCO311185

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2201. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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Property Ref: SCO311185 - 0003