

for sale

offers in the region of **£142,000**



Islington Gates Newhall Street Birmingham B3 1JN

Modern one bed Apartment – Islington Gates, B3 1JN | Vacant & Ready to Move Into no upward chain

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Approach

Communal entrance with access to all floors.

Walk-in-shower, wash hand basin, w.c, tiled, vanity mirror, tiled flooring.

Entrance Hall

Intercom system.

Open Plan Living

27' 11" x 16' 7" (8.51m x 5.05m)

This beautifully presented open plan living area with fitted kitchen, wall and base units, work surfaces, sink and drainer, integrated oven/hob with extractor fan overhead, spotlights, tiled flooring, wall mounted heater.

Lounge and dining area with large double glazed open windows looking out onto the city with wooden laminate flooring.

Master Bedroom

11' 11" x 9' 6" (3.63m x 2.90m)

Double glazed window, wall mounted heater and wooden laminate flooring.

Shower Room

7' 6" x 4' 10" (2.29m x 1.47m)









Floor Plan

Total floor area 47.5 m² (511 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

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145 Great Charles Street Queensway
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Property Ref: DIG109996 - 0002

Tenure:Leasehold EPC Rating: Awaited

Council Tax Band: C Service Charge: Ask Agent

Ground Rent: Ask Agent

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This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

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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