

A photograph of a brick house with a dark door and a window, featuring a VIZORS logo overlay. The house is made of red brick and has a dark door with a small window and a number '5'. There are stone steps leading up to the door. A black metal railing is in the foreground. The VIZORS logo is in a green oval in the top right corner, with a red banner below it containing the text 'Auctioneers, Estate Agents & Letting Agents'.

VIZORS

Auctioneers, Estate Agents & Letting Agents

9 BRITISH MILLS, REDDITCH, B97 4BY
£80,000

9 BRITISH MILLS, REDDITCH, B97 4BY

CASH BUYERS ONLY INVESTORS ONLY!!

OFFERED WITH NO ONWARD CHAIN! This quirky converted basement property is situated within a few minutes walking distance to Redditch Town Centre and offers; central heating and double glazing, entrance hall, open plan living room/fitted kitchen with integrated appliances, bedroom and modern shower room. There is also an allocated parking space. Viewing is advised.

Entrance Hall

Communal entrance hall with front door opening into reception hall having central heating radiator, panelled doors to living room/kitchen, bedroom one, shower room and airing cupboard housing electric heating system

Living Room/Fitted Kitchen

19'1" max x 13'1 min (5.82m max x 3.99m min)

Double glazed window to rear, original feature range (decorative only) with stone surround, central heating radiator, stainless steel electric under oven, electric four ring hob with extractor fan above, stainless steel sink and drainer with mixer tap, range of fitted base units, built in wine rack, integrated washer/dryer, integrated fridge and freezer, granite effect roll top work surface over, splashback tiling, matching wall units, door leads to rear entrance having steps leading up to the parking, and having a wrought iron fence and gate

Shower Room

10'2 x 6'4 (3.10m x 1.93m)

With double glazed window to side, heated towel rail, fitted with white suite comprising of low level WC, pedestal washbasin with mixer tap and splashback tiling, double width shower with screen and tiling, extractor fan, light and shaver point

Bedroom

13'6" x 9'8" max (4.11m x 2.95m max)

With double glazed window to side, central heating radiator, wardrobe recess to either side of the chimney breast having hanging rails

Outside

In the communal entrance hall there is a store room shared with flat 8. There is an allocated parking space for this property.



GROUND FLOOR
565 sq.ft. (52.5 sq.m.) approx.



TOTAL FLOOR AREA : 565 sq.ft. (52.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2020



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		69	71
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C		72	74
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	



Vizor Estate Agents Ltd
Company No. 7848499



17 Church Green East, Redditch B98 8BP

Tel: 01527 584533

www.vizors.co.uk

Fax: 01527 584467

