

125 CENTENARY PLAZA HOLLIDAY STREET  
BIRMINGHAM  
B1 1TH

  
ASTON KNOWLES  
CHARTERED SURVEYORS AND ESTATE AGENTS



## ACCOMMODATION

A modern two-bedroom penthouse apartment situated in Birmingham City Centre.

## ACCOMMODATION

Nineteenth floor: entrance hall, utility, WC, principal bedroom with en-suite bathroom and balcony, bedroom two with en-suite shower room, drawing room with balcony, kitchen.

Approximate gross internal floor area 1721 sq. ft (160 sq. m)

EPC Rating: C



These particulars are intended only as a guide and must not be relied upon as statements of fact. Your attention is drawn to the Important Notice on the last page of the text.

### Situation

The property is situated in the heart of Birmingham City Centre. Birmingham New Street station is only a 5-minute walk away. The apartment is ideally located for the many entertainment opportunities, bars, and restaurants that the city has to offer. The Mailbox, the Bullring shopping centre and Grand Central are all within a few minutes' walk.

The location is incredibly popular with working professionals. One of the many advantages of the area is its location for fast communications to the M42, M6, M6 Toll and Birmingham International/NEC.

### Distances

Birmingham New Street station 0.8 miles  
Sutton Coldfield town centre 8.8 miles  
Lichfield 19.2 miles  
Birmingham International/NEC 10.8 miles  
(Distances approximate)

### Description of Property

This nineteenth floor apartment is perfect for those looking to live and work in the city. The principal bedroom with en-suite bathroom also benefits from a balcony and bedroom two has an en-suite shower room. There is an additional WC in the reception hall.

The drawing room is a bright open space with large windows opening out onto a balcony to admire the city views. The kitchen features a range of wall and base units flooded with light from floor to ceiling windows. Integrated appliances include two ovens, induction hob with overhead extractor and dishwasher.

### Services

We understand that mains water, drainage, electricity, and gas are connected.

### Fixtures and Fittings

Only those items mentioned in the particulars are to be included in the price. All others are specifically excluded but may be available by separate arrangement.

### Terms

Tenure: Leasehold

Local Authorities: Birmingham

Tax Band: G

### Viewings

All viewings are strictly by prior appointment with agents Aston Knowles 0121 362 7878.

### Disclaimer

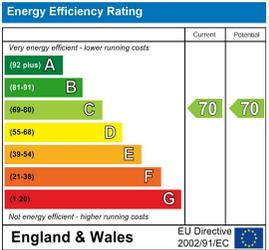
Important notice

Every care has been taken with the preparation of these particulars, but complete accuracy cannot be guaranteed. If there is any point which is of particular interest to you, please obtain professional confirmation. Alternatively, we will be pleased to check all of the information for you. These particulars do not constitute a contract or part of a contract. All measurements quoted are approximate. Photographs are reproduced for general information and cannot be inferred that any item shown is included in the price.

Photographs taken May 2022

Particulars prepared May 2022





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