



**NEWTON
FALLOWELL**

Church Road,
Sutton Coldfield, B73 5RZ
£99,950



Newton Fallowell Sutton Coldfield are pleased to be marketing this one bedroom ground floor retirement apartment in a popular location of Boldmere. The property comprises of a spacious lounge, Fitted kitchen, Bathroom and double bedroom. The property is in a good condition and accommodates for over 60's only. There is also a Lodge manager available Monday to Friday to support residents in the complex.

Lease details TBC.

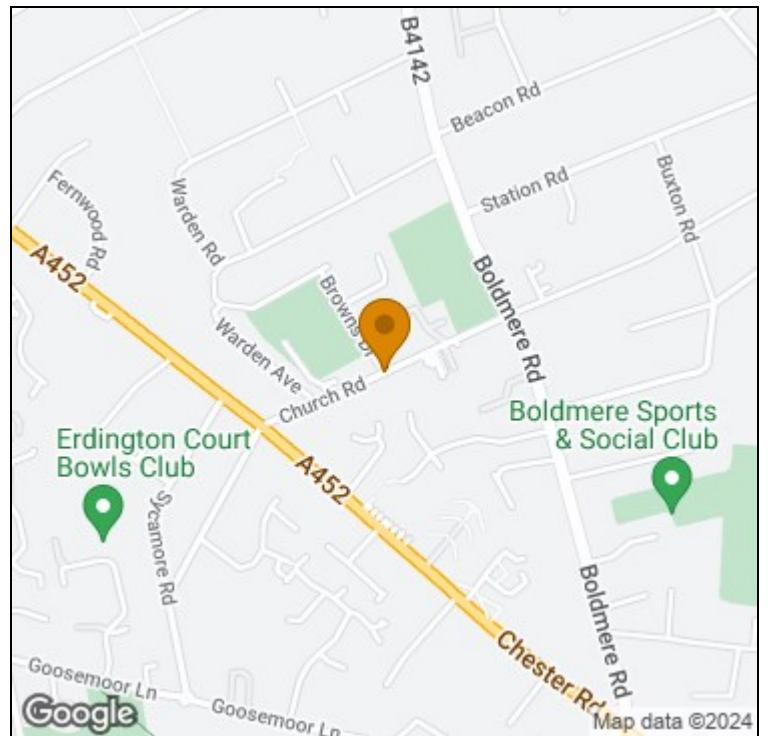
Get in touch today to book a viewing!

Disclaimer - These particulars are issued in good faith but do not constitute representations of fact or form part of any offer or contract. The matters referred to in these particulars should be independently verified by prospective buyers or tenants. Newton Fallowell nor any of its employees or agents has any authority to make or give any representation or warranty whatever in relation to this property.

Draft Details - PLEASE NOTE THESE ARE DRAFT DETAILS AWAITING THE VENDORS APPROVAL AND CANNOT BE RELIED ON TO BE WHOLLY ACCURATE.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(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			
(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		



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