

Heritage Court

Jewellery Quarter

B18 6HU

Asking Price Of **£120,000**

Penthouse Apartment

495 Sq. Ft,

Secure & Allocated Parking

No Upward Chain





Property Description

DESCRIPTION

James Laurence is proud to present this stylish top-floor penthouse apartment, perfectly positioned in one of Birmingham's most sought-after locations - the heart of the historic Jewellery Quarter.

Set within a well-maintained, secure development, this one-bedroom penthouse offers a rare opportunity to enjoy elevated city living, complete with an enormous private roof terrace, secure allocated parking, and exceptional access to the City Centre.

KEY FEATURES: Prime Jewellery Quarter location

Allocated parking space

Private roof terrace: 7.89m x 3.76m

Long lease: 104 years remaining

EPC Rating: C

ACCOMMODATION INCLUDES

Spacious Living Area

Flooded with natural light via full-height double-glazed windows and French doors leading onto the terrace. A perfect entertaining space, complete with media and power points.

Modern Fitted Kitchen

Thoughtfully designed with wood-effect units, under-cabinet lighting, and integrated appliances including an Indesit hob, Whirlpool oven, Beko fridge/freezer, dishwasher, and washing machine.

Bedroom with Terrace Access

Generously sized, with large window frontage and direct access to the roof terrace.

Stylish Ensuite Bathroom

Modern tiled finish with full bath, shower screen, integrated vanity storage, heated towel rail, and electric heating.

Guest WC

Located off the hallway - includes washbasin, WC, mirrored cabinet, extractor, and electric heater.

LOCATION

Perfectly positioned within walking distance of St. Paul's Square, The Jam House, and the city's finest bars, cafes, and creative spaces, this penthouse enjoys the unique cultural backdrop of a district renowned for over 200 listed buildings and a thriving artisan community.

Transport links are exceptional, with Snow Hill, Grand Central, and the upcoming HS2 hub nearby - making this an ideal home for professionals, city dwellers, and investors alike.

Tenure: Leasehold

Services: All mains' services are connected to the property.

Local Authority: Birmingham City Council

Council Tax Band: D

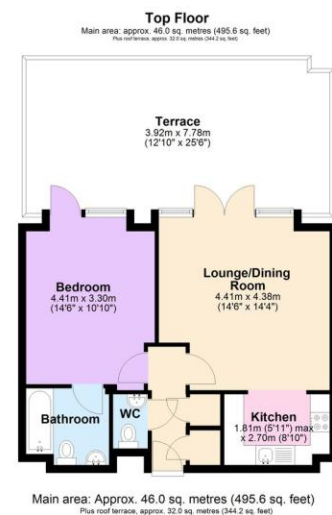
Service Charge: £2,913.00 Per Annum

Ground Rent: £100.00 Per Annum

Length of Lease: 103 Years Remaining



Floor Layout



Total approx. floor area 495 sq ft (46 sq m)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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 ©2019.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	77 C	77 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements