

40 Netherend Lane, Halesowen, West Midlands, B63 2PU



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Hicks Hadley

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****WITH EXTENDED LEASE****

Modern one bedroom first floor apartment with the huge advantage of having the lease extended in this ever-popular location for transport links and local amenities. The property briefly comprises entrance hall, fitted kitchen, spacious lounge, double bedroom and bathroom with shower. The apartment further benefits from: double glazing and garage-en-bloc. SUPERB FOR FIRST TIME BUYERS. EPC: C

Offers In The Region Of £95,000 - Leasehold



Entrance Hall

With two storage cupboards and doors into:

Spacious Lounge 15'2 x 10'8 (4.62m x 3.25m)

With feature fireplace, electric heater and double glazed window to front elevation.

Fitted Kitchen 15'2 x 5'11 (4.62m x 1.80m)

Having matching wall and base units with worktops over to incorporate a single drainer sink unit, space for fridge/freezer, splash back tiling, cooker point, breakfast bar area and double glazed window to front elevation.

Bathroom

Having bath with shower over, low flush wc, ceramic tiling and obscured double glazed window to rear elevation.

Double Bedroom 11'5 x 9'5 (3.48m x 2.87m)

With two integrated wardrobes and double glazed window to rear elevation.

Outside

Front: Set back from the road with lawn and trees in front and accessed via communal entrance.

Rear: Communal gardens with lawn areas and pathway to rear access point.

Garage-En-Bloc

Single garage with up and over door.

Agents Note

We have been informed that the property is leasehold. Please check this detail with your solicitor.

We have been informed by the vendor that there is approximately 142 years on the lease.

We have been informed that the most recent service charge has been £811.91 in July 2022 and the service charges are payable on a 6 monthly basis.

COUNCIL TAX BAND: A

