



**74 Newman Square, Shirley, B90 4DZ**

**£1,150**

- Apartment
- Open Plan Living
- Council Tax B
- Two Bedrooms
- Unfurnished
- EPC B
- Two Bathrooms
- Available Mid December

# 74 Newman Square, Shirley B90 4DZ

Two bedroom apartment situated in the superb Oakhurst Village development by Charles Church. The apartment is unfurnished. Comprising of a hall, Primary bedroom with en-suite, second double bedroom, bathroom and an open plan kitchen/dining/living area with access to the balcony.

2

2

1

B

Council Tax Band: B



#### Hall

A double glazed window, central heating radiator and a storage cupboard

#### Bedroom one

A large double bedroom with a double glazed window, central heating radiator and a door to the ensuite.

#### Ensuite

The suite comprises of an enclosed shower cubicle, wc, sink, a central heating radiator and tiling to splash prone areas

#### Bedroom two

Another double bedroom with a double glazed window and central heating radiator.

#### Bathroom

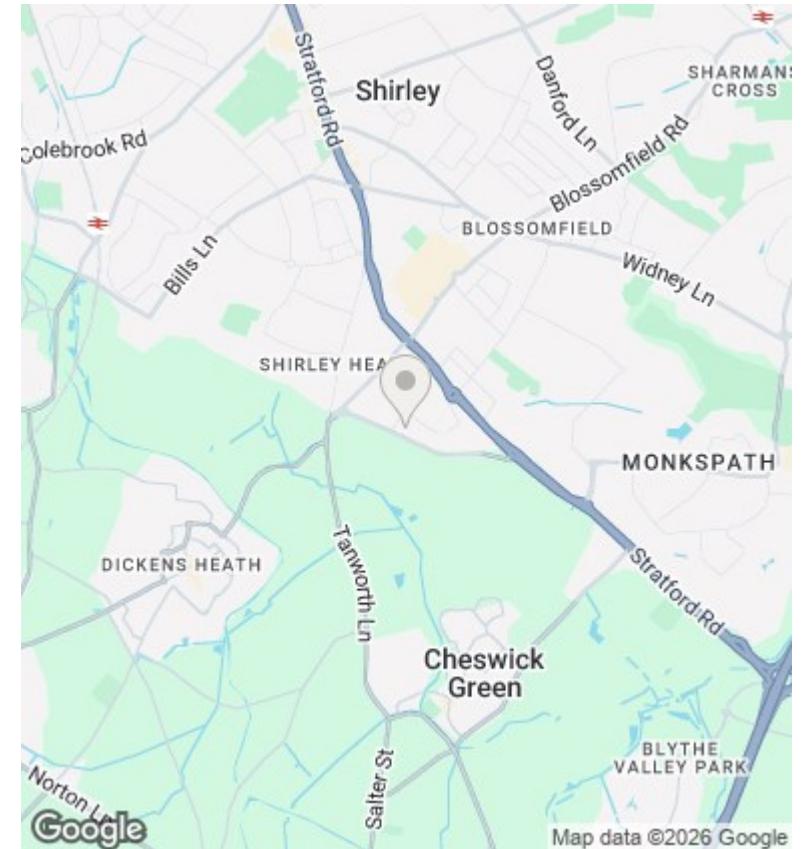
The suite comprises of a panelled bath, sink, wc, separate shower cubicle, heated towel rail, a double glazed window and tiling splash prone areas

#### Open plan lounge/kitchen/diner

A fantastic living space that incorporates the stunning kitchen, there are two central heating radiators, a double glazed French doors leading to the balcony. The kitchen area has a fitted gas hob with extractor over, a fitted oven and space for a washing machine.







## Directions

## Viewings

Viewings by arrangement only. Call 01564 773200 to make an appointment.

## Council Tax Band

B

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A	83	83
(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