

# Four Ashes Road, B93



PROPERTY ADDRESS  
 Apartment 44, 73,  
 Ravenshaw Court Four  
 Ashes Road  
 Bentley Heath  
 B93 8NA

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			
(81-91) <b>B</b>		78	
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	



- 849 sq. ft. first floor retirement apartment
- Located close to Knowle and Dorridge
- Two double bedrooms
- Array of communal and social rooms

The property comprises of

Hallway (5.13 x 2.44) - welcoming entrance hall leading to all rooms, storage cupboard and W/C

W/C - including white porcelain sink and toilet with chrome push plate and taps. Half tiled with with vinyl wet room flooring

Reception room (6.78 x 3.15) - large open plan living room diner with carpeted floors, feature fire place and french doors onto the juliet balcony with viewings across the well maintained communal gardens

Kitchen (3.02 x 2.21) - modern fitted kitchen with a generous amount of units and worktop space. The kitchen also includes tiled flooring and splash back as well as a number of integrated appliances such as; oven, electric hob, chrome extraction hood and sink with taps

Master bedroom (4.27 x 3.00) - large double bedroom with carpeted floors, built in mirrored storage unit and juliet balcony with viewings across the well maintained communal gardens

Bedroom two (4.27 x 2.74) - good size double bedroom with carpeted floors

Bathroom - large wet room with vinyl flooring and fully tiled walls. Facilities include; low access bath with chrome taps, white sink with drawer storage, toilet with chrome push plate and walk in shower

External - large well maintained communal gardens

Lease Details:

Ground rent -



Service charge -

Lease years remaining -

Council Tax Band - D