

PRIME LOCATION

# 011 ASHTED WHARF, BELMONT ROW, BIRMINGHAM, B4 7RQ

Asking price

**£379,950**

## FEATURES

- Below Market Value
- 5 Minute Walk To HS2 Station
- £3000 Cash Back Incentive
- Onsite Concierge, Gym, Cinema & Games Room
- August 2025 Completion
- South-Facing Balcony With Canal Views



**SWIFT**  
PROPERTY

# 2 Bedroom Apartment Located In Glasswater Locks

**\*\*Below Market Value\*\***

An exceptional opportunity to secure a south-facing two-bedroom, two-bathroom apartment with a private balcony in the sought-after Glasswater Locks development, priced below market value.

Ideal for both first-time buyers and investors, this spacious, modern home offers style, comfort, and unbeatable value in one of Birmingham's most exciting new neighbourhoods.

The apartment is thoughtfully designed with two well-proportioned double bedrooms and two sleek bathrooms, including an en-suite to the principal bedroom. The open-plan living area provides a bright and versatile space to relax or entertain, leading out to a private balcony - perfect for morning coffee or evening drinks. High-spec finishes run throughout, creating a sophisticated and contemporary feel.

Located just a 5-minute walk from the new HS2 station, this is a smart choice for commuters and a future-proof investment. Residents will enjoy close proximity to green spaces, vibrant local amenities, and the city's growing dining and cultural scene.

Whether you're buying to live or let, this is a rare chance to secure a standout apartment at a significantly reduced price in a fast-growing location.

Lease Term: 250 years

Estimated Completion: August 2025

Purchase Available Through: Contract Reassignment



Call us on

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are 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.