



Connells

Red Lion Close
Tividale Oldbury



Property Description

****PERFECT OPPORTUNITY TO ACQUIRE THIS ONE BEDROOM GROUND FLOOR FLAT- PERFECT FOR ANYONE LOOKING TO GROW THERE INVESTMENT PORTFOLIO****

Internally this property comprises of: one bedroom, open plan kitchen/lounge, bathroom.

Externally the property benefits from a shared garden to the rear of the property.

This is a great opportunity to buy a property that is in a great location for rentals and should be viewed to appreciate all accommodation on offer. Potential rent of £595pcm.

Entrance Porch

Having door to front and door leading too:

Lounge

17' 2" plus recess x 15' 11" (5.23m plus recess x 4.85m)

Entrance Hall door leading straight into the lounge. Having double glazed window to front.

Kitchen

16' 4" x 6' 10" (4.98m x 2.08m)

Having wall and base units, sink/drainer integrated into work surface, Electric oven and hob, space for fridge/freezer, ample work surface space with an open plan design into the lounge.

Bedroom One

12' 9" max x 11' 7" (3.89m max x 3.53m)

Having a rear double glazed window.

Bathroom

Having a fully fitted with bathroom with bath tub with shower over. Wash hand basin, low level WC and rear facing double glazed window.

Front Garden

Having small square lawn with pathway leading to the front door. Storage cupboard to house the bin to the front.

Shared Rear Garden

Agents Notes

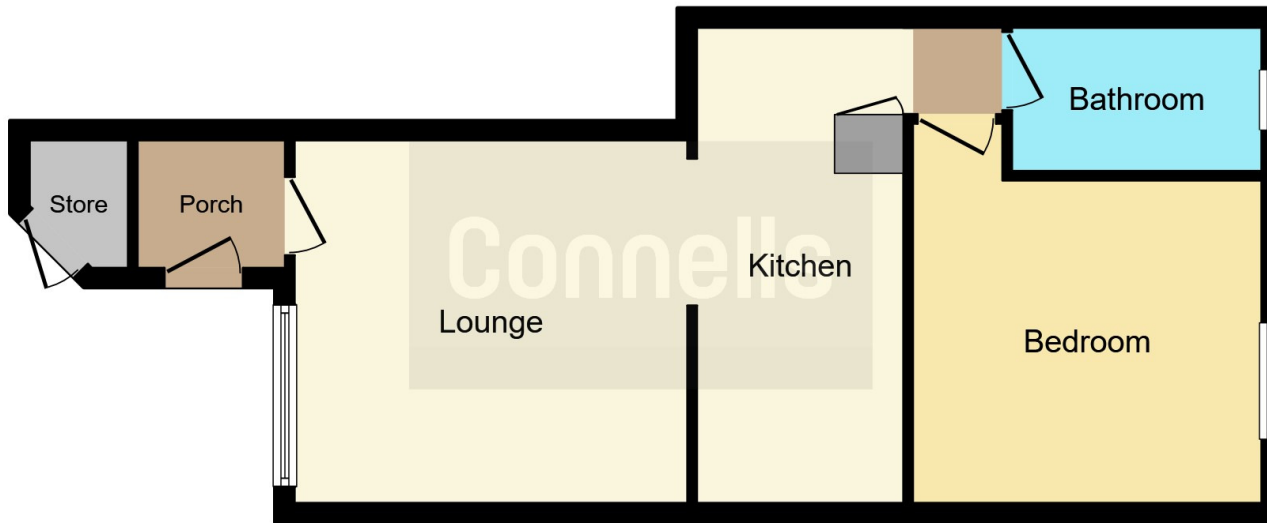
The lease is 99 years from 1974- 50 years remaining.

This would need to be a CASH Purchase.

No ground rent to Pay.

Service Charge £1100per annum approx





This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

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EPC Rating: D

view this property online [connells.co.uk/Property/OLD304615](https://www.connells.co.uk/Property/OLD304615)

This is a Leasehold property with details as follows; Term of Lease 99 years from 25 Mar 1974. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

Tenure: Leasehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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