

for sale

offers in excess of

**£85,000 Leasehold**



**Creed Way West Bromwich B70 9JT**

Being an ideal first time purchase or investment opportunity this FIRST FLOOR apartment is positioned on a development located just off THE HIGH STREET putting this well maintained home in a prime location. Offering a lease 132 years and ALLOCATED PARKING this won't be on the market long!

Residential Sales & Lettings | Mortgage Services |  
Conveyancing | Surveyors | Land & New Homes



# Property Details

## Entrance Hall

Door from communal hallway providing access into the property, storage cupboard, radiator and doors to;

## Lounge 17' 4" x 11' 5" ( 5.28m x 3.48m )

Double glazed windows to the front and side, TV and telephone points and radiator.

## Kitchen 7' 6" x 6' 9" ( 2.29m x 2.06m )

Fitted kitchen comprising of a range of wall and base units with work surfaces over, stainless steel sink and drainer, splashback tiling, plumbing facilities, integrated electric oven and gas hob with cooker hood over, wall mounted boiler and double glazed window to the front.

## Bedroom One 13' 6" x 8' 5" ( 4.11m x 2.57m )

Double glazed window to the front, fitted wardrobe, radiator and carpet.

## Bathroom

Bath with shower over, Wc, wash hand basin, radiator and tiling.



To view this property please contact Connells on

**T 0121 525 1177**  
**E westbromwich@connells.co.uk**

3 Astle Park  
WEST BROMWICH B70 8NS

Property Ref: WBW309948 - 0006

Tenure: Leasehold EPC Rating: C

Council Tax Band: A Service Charge: 1128.00

Ground Rent: 125.00

This is a Leasehold property with details as follows; Term of Lease 150 years from 01 Sep 2006. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

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.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

see all our properties at [www.connells.co.uk](http://www.connells.co.uk) | [www.rightmove.co.uk](http://www.rightmove.co.uk) | [www.zoopla.co.uk](http://www.zoopla.co.uk)