

for sale

**£118,000** Leasehold



## Mountbatten House Wyndham Road Edgbaston Birmingham B16 9RJ

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# Property Details

## General

Set back from the roadside with communal entrance, with lift and stairs leading to the second floor.

## Entrance Hallway

Entering the property through a wooden front door, radiator, storage cupboard, ceiling light point.

## Lounge 15' 4" x 10' 4" ( 4.67m x 3.15m )

Double glazed window to the rear aspect, radiator, telephone point, TV point, cast iron fire place, ceiling light point, carpeted flooring.

## Kitchen 7' x 9' 10" ( 2.13m x 3.00m )

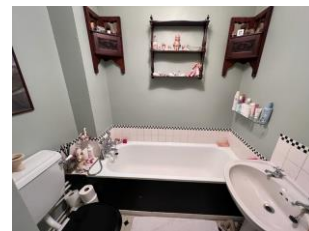
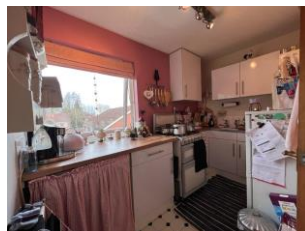
Double glazed window to the side aspect, fitted kitchen, wall and base units with work surfaces, part tiling, sink and drainer, gas cooker, cooker hood, central heating boiler, radiator, plumbing for a washing machine, storage cupboard, ceiling light point, lino flooring.

## Bedroom One 9' x 15' 4" ( 2.74m x 4.67m )

Double glazed window to the rear aspect, radiator, ceiling light point, carpeted flooring.

## Bathroom

Double glazed window to the rear aspect, radiator, bath with mixer taps, shower, wash hand basin, extractor fan, low level w/c, fully tiled.



To view this property please contact Connells on

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122-123 Poplar Road Bearwood  
SMETHWICK B66 4AP

**Tenure:** Leasehold

**EPC Rating:** C

Property Ref: BEA309894 - 0014

This is a Leasehold property with details as follows; Term of Lease 125 years from 29 Sep 1986. Should you require further information please contact the branch. Please Note additional

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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