

for sale

offers over **£125,000**



Ratcliffe Avenue Birmingham B30 3NZ

Top floor apartment with intercom access, open plan lounge/diner/kitchen, one double bedroom, bathroom and allocated parking space



Ratcliffe Avenue Birmingham B30 3NZ

Communal Entrance

Intercom access, stairs rising to all floors

Apartment Entrance Hall

Private door into hall, wall mounted electric heater, two storage cupboards, loft access and doors to

Lounge Diner

18' 11" x 15' 5" Max (5.77m x 4.70m Max)

Open plan into the kitchen area, double glazed windows to the front and side, wall mounted electric heater and electric fire

Kitchen Area

10' x 8' 1" (3.05m x 2.46m)

Double glazed window to the side, a range of wall and base units incorporating an electric oven, hob and hood, washing machine and a one and a half bowl sink and drainer

Bedroom

12' 5" x 11' 8" (3.78m x 3.56m)

Double glazed window to the front and wall mounted electric heater

Bathroom

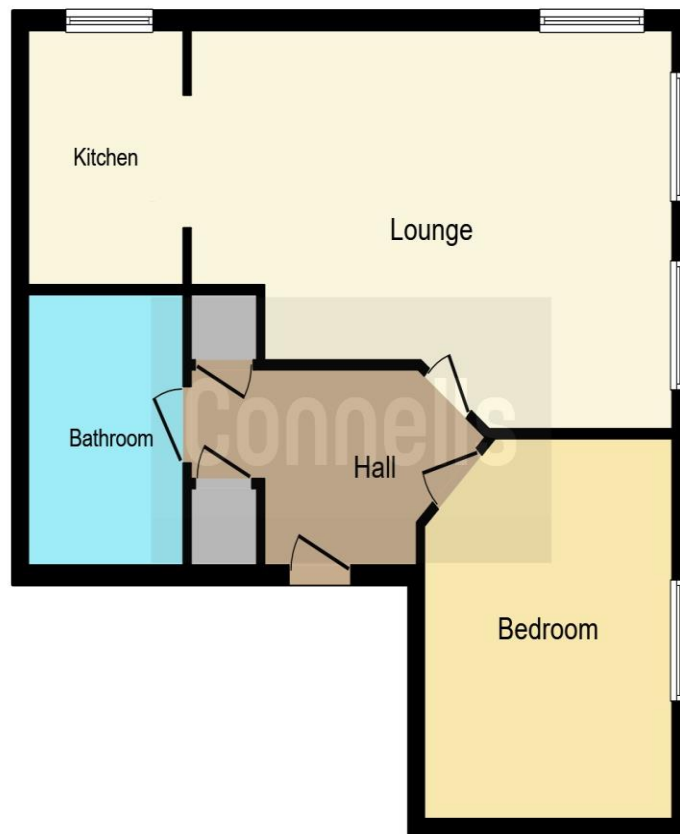
Bath with over bath mixer shower, hand wash basin, low level w.c and wall mounted electric heater

External



One allocated parking space





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

T 0121 443 3357
E kingsheath@connells.co.uk

93 High Street Kings Heath
BIRMINGHAM B14 7BW

Property Ref: KTH309417 - 0005

Tenure: Leasehold

EPC Rating: C

view this property online connells.co.uk/Property/KTH309417

This is a Leasehold property. We are awaiting further details about the Term of the lease. For 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 | www.rightmove.co.uk | www.zoopla.co.uk

