



**Rivendell Court Stratford Road, Hall Green Birmingham B28  
8AT**

**welcome to**

## **Rivendell Court Stratford Road, Hall Green Birmingham**

**\*\* FIRST FLOOR RETIREMENT APARTMENT \*\* NO UPWARD CHAIN \*\* BEAUTIFUL COMMUNAL GARDENS \*\* WELL PRESENTED THROUGHOUT \*\***  
**SECURE GATED PARKING \*\* COMMUNAL AREAS \*\* EXCELLENT LOCATION \*\***

### **Agent Note**

The Council Tax Band is B. The term lease is 125 years from 1 May 1999.

### **Lounge**

17' 10" x 11' 1" ( 5.44m x 3.38m )

Double glazed Juliet doors to the side, electric heater, two ceiling light points, fireplace.

### **Kitchen**

9' x 5' ( 2.74m x 1.52m )

Integrated cooker and hob, wall and drawer base units, ceiling light point, double glazed window to the side.

### **Bedroom One**

15' 7" to bay wardrobe x 8' 9" ( 4.75m to bay wardrobe x 2.67m )

Ceiling light point, heater, double glazed window to the side, built in wardrobe.

### **Bathroom**

Ceiling light point, shower cubicle, sink basin, wc.







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welcome to

## Rivendell Court Stratford Road, Hall Green Birmingham

- FIRST FLOOR APARTMENT
- ONE BEDROOM
- BEAUTIFUL COMMUNAL GARDENS
- SECURE GATED PARKING
- NO UPWARD CHAIN

Tenure: Leasehold EPC Rating: Awaiting

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 May 1999. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

**£65,000**



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

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Property Ref:  
SLY111624 - 0003

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