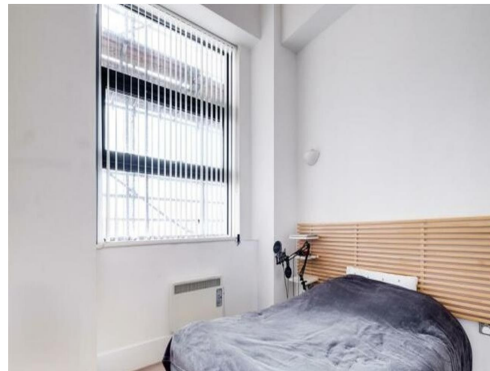
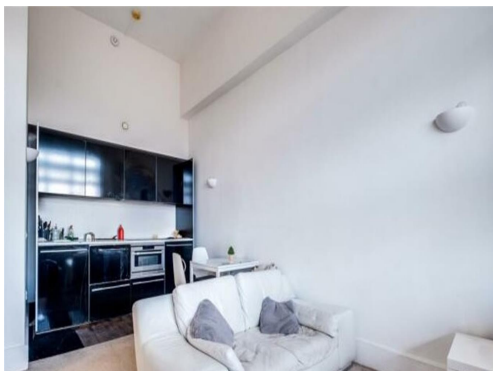




Connells

Brindley House Newhall Street
Birmingham



Property Description

Here at Connells Birmingham City office we offer free advice on the house buying, selling, investing and letting process. Whilst also offering a large range of brand new build properties. We also offer mortgage advise should you need it whether you're a purchaser, seller or investor. Please contact us for more information.

AN IDEAL INVESTMENT IN THE CITY CENTRE - Offering generous space throughout this apartment offer lounge and kitchen, two double bedrooms, bathroom, hallway & is an attractive investment for buy to let landlords.

Property is on the east wing which benefits from lovely high ceilings and lets in lots of natural sunlight. Property has a lift which is right by the entrance to the door so it's very good access for little families etc or bringing up shopping. Situated on the 8th floor you have lovely city views onto Birmingham.

Auctioneer's Comments

This property is offered through Modern Method of Auction. Should you view, offer or bid your data will be shared with the Auctioneer, iamsold Limited. This method requires both parties to complete the transaction within 56 days, allowing buyers to proceed with mortgage finance (subject to lending criteria, affordability and survey).

The buyer is required to sign a reservation agreement and make payment of a non-refundable Reservation Fee of 4.5% of the purchase price including VAT, subject to a minimum of £6600.00 including VAT. This fee is paid in addition to purchase price and will be considered as part of the chargeable consideration for the property in the calculation for stamp duty liability. Buyers will be required to complete an identification process with iamsold and provide proof of how the purchase would be funded.

The property has a Buyer Information Pack containing documents about the property. The documents may not tell you everything you need to know, so you must complete your own due diligence before bidding. A sample of the Reservation Agreement and terms and conditions are contained within this pack. The buyer will also make payment of £300 inc VAT towards the preparation cost of the pack.

The estate agent and auctioneer may recommend the services of other providers to you, in which they will be paid for the referral. These services are optional, and you will be advised of any payment, in writing before any services are accepted. Listing is subject to a start price and undisclosed reserve price that can change.

Property Details

Located in a highly sought-after area, this stunning property boasts contemporary design and high-end finishes throughout.

Step inside and be greeted by a bright and spacious living area, perfect for entertaining guests or simply relaxing after a long day. The open-plan kitchen is fitted with state-of-the-art appliances and features sleek countertops and ample storage space. Large windows provide natural light and offer views of the cityscape, creating a bright and airy atmosphere.

The property benefits from being on the west side meaning lovely high ceilings and excellent views, the property features two spacious bedrooms, each with plush carpeting and plenty of closet space. The master bedroom boasts an en-suite bathroom with a luxurious shower and modern fixtures. The second bedroom offers

flexibility for a home office or guest room.

The property is ideally located within walking distance of local restaurants, shops, and entertainment venues, making it the perfect location for those who love to experience all the city has to offer.

This beautiful property offers the perfect combination of luxury and convenience in a prime location. Don't miss your chance to make Brindley House your home - schedule a viewing today to experience all that this stunning property has to offer.



To view this property please contact Connells on

T 0121 212 0800
E birminghamcity@connells.co.uk

145 Great Charles Street Queensway
BIRMINGHAM B3 3LP

EPC Rating: B

Tenure: Leasehold

view this property online connells.co.uk/Property/DIG109758

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.

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Property Ref: DIG109758 - 0004