



**Connells**

Midland Court Cox Street  
Birmingham

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Birmingham B3 1RW

for sale offers in the region of  
**£145,000**



### Property Description

This part furnished property is located in the heart of Birmingham's Jewellery Quarter, at St Paul's Square, close to the Snow Hill railway station and the historic canal. The Jewellery Quarter is a designated conservation area and proposed World Heritage Site. It is a prestigious and highly desired part of Birmingham, experiencing further development as former factories are converted into apartments, restaurants and shops. It is only a short walk to all that Birmingham City Centre has to offer including the Bullring, attractions and transport links

windows, built in wardrobes and wall mounted heater.

### Bathroom

Bath, new electric shower, wash hand basin, low level w.c, vanity cabinet and mirror, tiled and tiled flooring.

### Parking

Secure allocated parking space included.

### Main Entrance

Lift and stairs accessing all floors.

### Entrance Hall

Having an intercom system, storage and laminate flooring.

### Open Plan Lounge

13' 5" x 11' 8" ( 4.09m x 3.56m )

Dining room table and chairs, sofa, bookcase and storage unit. Two double glazed windows, laminate flooring and radiator.

### Open Plan Kitchen

8' 6" x 6' 5" ( 2.59m x 1.96m )

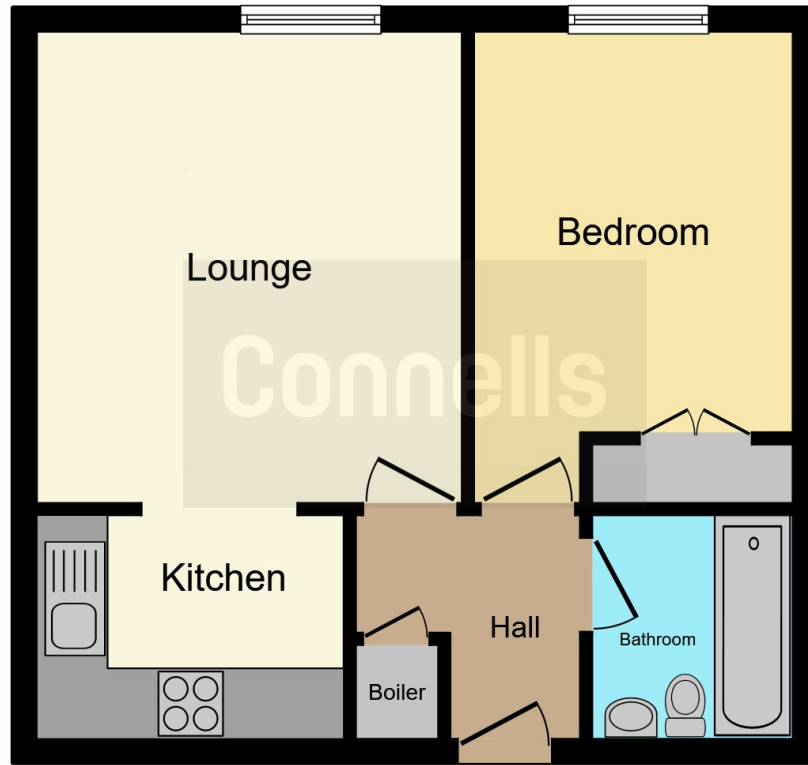
Fully fitted kitchen comprising of integrated fridge freezer, integrated washing machine, wall and base storage units, stainless steel sink and drainer, cooker point with electric hob/oven.

### Master Bedroom

11' 3" x 9' 4" ( 3.43m x 2.84m )

Double bed, bedside table and chest of drawers. Carpet flooring, two double glazed





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

To view this property please contact Connells on

**T 0121 212 0800**  
**E [birminghamcity@connells.co.uk](mailto:birminghamcity@connells.co.uk)**

145 Great Charles Street Queensway  
 BIRMINGHAM B3 3LP

**EPC Rating: C**

**view this property online [connells.co.uk/Property/DIG111733](https://www.connells.co.uk/Property/DIG111733)**

This is a Leasehold property with details as follows; Term of Lease 125 years from 24 Aug 1995. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



Tenure: Leasehold



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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