



Connells

Asquith House Portland Road
Birmingham

Asquith House Portland Road Birmingham B16 9HN

for sale guide price
£110,000



Property Description

CASH BUYERS ONLY - GRADE 2 LISTED BUILDING - A stunning duplex apartment with tenants in situ situated in a beautiful converted period building. Character accommodation, Inc Minton tiled flooring, high ceilings as well as modern kitchen, shower room, parking and communal gardens. Allocated parking space. The property comprises: Communal gardens and reception hall with 'Minton' tiled flooring, open plan living dining kitchen, large bedroom, shower room. The property benefits from having high ceilings and parking.

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 no more than £349 inc. VAT towards the preparation cost of the pack. Please confirm exact costs with the auctioneer.

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.

Notes

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 advice should you need it whether you're a purchaser, seller or investor. Please contact us for more information.

The property comprises: Communal gardens and reception hall with 'Minton' tiled flooring, open plan living dining kitchen, large bedroom, shower room. The property benefits from having high ceilings and parking.

Ground Floor

Kitchen/living Eoom
29' 2" x 17' 1" (8.89m x 5.21m)

First Floor

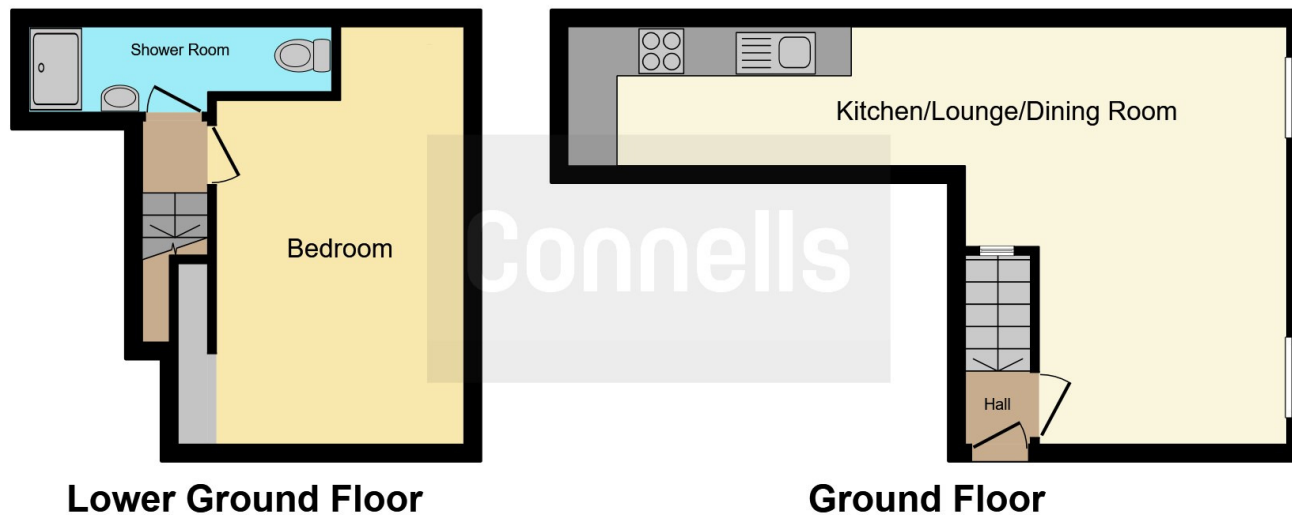
Bedroom
13' 9" x 17' 1" (4.19m x 5.21m)

Bathroom
12' 6" x 13' 3" (3.81m x 4.04m)

Agents Note

CASH BUYERS ONLY - VACANT
1ST DECEMBER





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

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 BIRMINGHAM B3 3LP

EPC Rating: D

view this property online connells.co.uk/Property/DIG111756

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.



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.

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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