





# Friday Bridge Berkley Street Birmingham B1 2LB

for sale offers in the region of  
**£200,000**



## Property Description

Property offers a communal roof terrace with views to The Mailbox & Cube. Situated in a fantastic location this property needs to be viewed, whilst being a short walk to Broad Street. A large living space with two double bedrooms, master ensuite and family bathroom, beautiful kitchen with a range of appliances and a large communal terrace to enjoy those summer nights. Allocated parking also comes with the property. With gated entrance, and undercover.

## Entrance

Secure intercom system into hallway.

## Hallway

## Lounge & Kitchen Area

24' 5" Max x 14' 7" Max ( 7.44m Max x 4.45m Max )

## Bedroom 1

12' 1" x 9' 2" ( 3.68m x 2.79m )

## Ensuite

## Bedroom 2

8' 8" x 9' 11" ( 2.64m x 3.02m )

## Bathroom

## Parking

Secure gated parking. Allocated space undercover.

## Terrace

Communal terrace with decking for residents.







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)

To view this property please contact Connells on

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**EPC Rating: D**

**view this property online [connells.co.uk/Property/DIG111062](http://connells.co.uk/Property/DIG111062)**

This is a Leasehold property with details as follows; Term of Lease 125 years from 29 Sep 1999. 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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