



**Connells**

Langley Walk  
Birmingham



# Langley Walk Birmingham B15 2EN

for sale offers in the region of  
**£125,000**



## Property Description

A great opportunity to acquire a smart one bedroom first floor apartment in this sought after development close to the city centre. The location is great for couples and professionals with easy access to New Street Station, major road links including the A38, fantastic nightlife including Broad Street, the Jewellery Quarter, and the Arcadian. The development includes several parks/green spaces making it a pleasant place to live.

The apartment is accessed via a secure intercom system, communal hallway and lift, which are all kept in good order. The accommodation, which benefits gas central heating and double glazing, briefly comprises; hallway with built in storage, open plan lounge/kitchen/dining, balcony with park views, double bedroom, bathroom.

There is plenty of nearby parking on a first come first serve basis.

## Rooms

Hallway

Open Plan Kitchen/Living Area - 20ft8 x 11ft6

Bedroom - 12ft2 x 11ft10

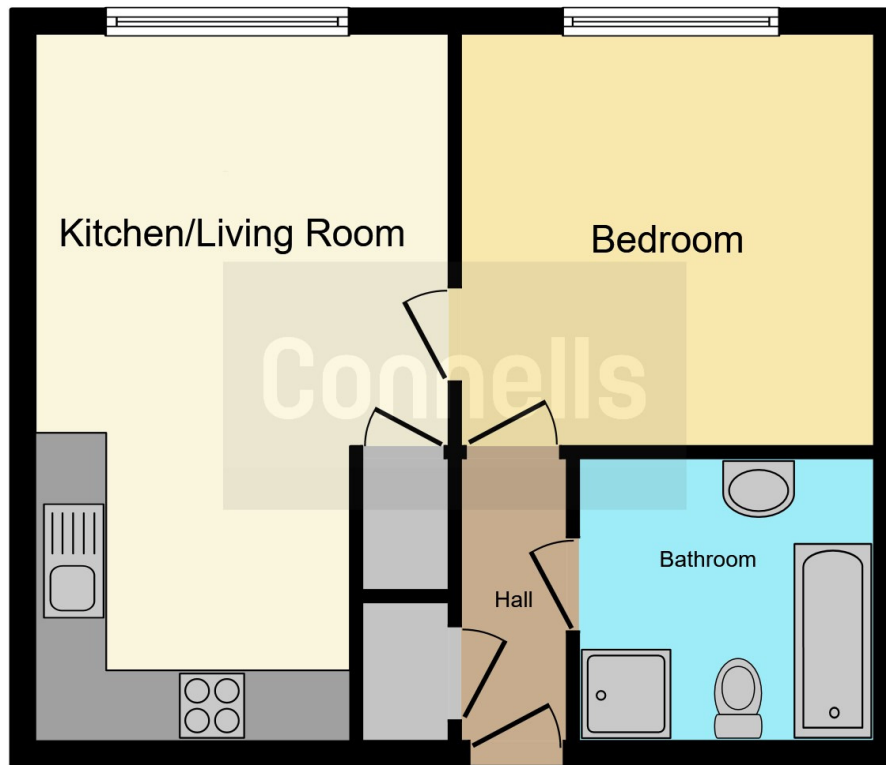
Bathroom - 7ft10 x 7ft7

Balcony









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: C**

**view this property online [connells.co.uk/Property/DIG112289](http://connells.co.uk/Property/DIG112289)**

This is a Leasehold property with details as follows; Term of Lease 150 years from 01 Apr 2003. Should you require 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.

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Property Ref: DIG112289 - 0003



Tenure: Leasehold

