



**Connells**

Smithfield House Belgrave Middleway  
Birmingham



# Smithfield House Belgrave Middleway Birmingham B5 7FF

for sale offers in the region of  
**£130,000**



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

**A MODERN ONE BEDROOM GROUND FLOOR APARTMENT** - An ideal first time purchase situated in the popular B5 area. The property has communal entrance, landing, lounge with open plan kitchen, double bedroom with fitted wardrobe, bathroom. Property must be viewed!

## Open Plan Living

Open plan living with fully fitted kitchen with wall and base units, work surfaces over, sink and drainer, integrated oven/hob with extractor fan overhead, integrated appliances, spotlights, laminate flooring.

Lounge area with double glazed window and wall mounted heater.

## Bedroom

Double glazed window and wall mounted heater.

## Bathroom

Bath with shower overhead, wash hand basin, w.c, wall mounted heater.

## Approach

Communal entrance with access to all floors.







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: B

Council Tax  
 Band: B

Service Charge:  
 1353.00

Ground Rent:  
 0.01

Tenure: Leasehold

**view this property online [connells.co.uk/Property/DIG113208](https://connells.co.uk/Property/DIG113208)**

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 2019. 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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