

Property details approval form

Flat 11 Dakota Apartments, 29 Grosvenor Street West, Birmingham, West Midlands, England, B16 8HW

Date: 02 February 2026

Property Ref and Version: DIG113369 - 0004

Not for marketing purposes INTERNAL USE ONLY

Selling your home with us!

O Let's get your property sold!

After visiting your property we have compiled this document to show you all of the information we have gathered, including all images. We just need you to review this document to make sure everything we say in here is accurate before we officially begin marketing your home.

What is covered in this marketing approval form:

- 1. Price
- 2. Key Features
- 3. Short Description
- 4. Long Description
- 5. Room Description
- 6. Directions
- 7. Property Images
- 8. Floor Plan

The information within this document will be used within our property particulars and on the internet; the format of how this information is displayed may be subject to change.

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O Price

£230,000

Tenure: Leasehold

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jul 2000.

O Key Features

- > Energy Rating: D
- > Secure allocated parking
- > Close proximity to City Centre attractions
- > Modern development in a prime Birmingham location
- > Walking distance to Brindleyplace, Five Ways, Broad Street and key transport links
- > High rental yield
- > Open plan Living
- > Two Bathrooms

O Short Description

Stunning Top-Floor 2 Bedroom, 2 Bathroom Modern Apartment - Dakota Apartments, High Rental Yield

O Long Description

Set on the top floor of the highly sought-after Dakota Apartments, this beautifully presented two bedroom, two bathroom home offers modern city living at its finest. Perfectly positioned for professionals, first-time buyers or investors, the apartment combines premium finishes with an exceptional layout designed for comfort and style.

The heart of the property is the impressive open-plan living and kitchen area, featuring a contemporary breakfast bar, integrated appliances and ample dining space. Large windows flood the room with natural light and open out onto a wrap-around balcony, offering elevated views and the perfect spot for morning coffee or evening relaxation.

Both bedrooms are generously sized, with the principal bedroom benefiting from its own en-suite bathroom. A second modern bathroom serves guests and the second bedroom, ideal for sharers or visiting family.

A superb opportunity to secure a stylish top-floor apartment in one of B16's most popular developments. Early viewing is strongly recommended.

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○ Directions

○ Agents Note

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○ Room Description

Approach

Communal entrance with access to all floors.

Lounge

Irregular Shaped Room 25' 11" max x 11' 10" max (7.90m max x 3.61m)

Kitchen

12' 6" x 9' 2" (3.81m x 2.79m)

Fully fitted kitchen with wall and base units, work surfaces, sink and drainer, breakfast bar, integrated fridge/freezer, washing machine, drier, dishwasher, tiled flooring.

Bedroom One

10' 4" x 9' 10" max (3.15m x 3.00m max)

Having carpet flooring, fitted wardrobe and double glazed window.

Ensuite

Shower cubicle, wash hand basin, w.c, towel rail., tiled.

Bedroom Two

9' 10" x 9' 3" (3.00m x 2.82m)

Having laminate flooring, storage, sliding door onto balcony.

Bathroom

Bath with shower overhead, wash hand basin, w.c, storage, tiled flooring, radiator.

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○ Property Images



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○ Property Images



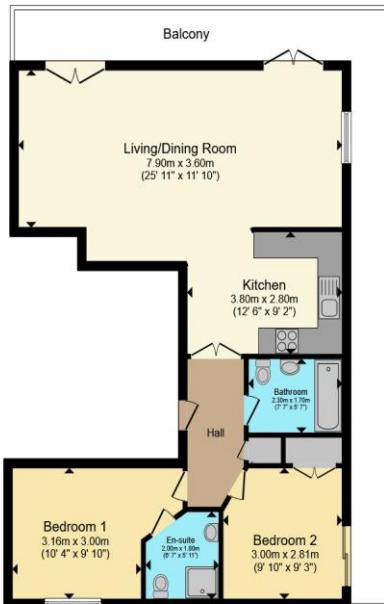
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○ Floor Plan



Floor Plan

Total floor area 75.6 m² (814 sq.ft.) approx

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.propertybox.io

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○ Approval

Signature

Date

Michael Swords		
Mrs S. McLernon		