



Connells

Water Street
Birmingham



Property Description

A superb one bedroom apartment in the heart of the Jewellery Quarter.

Comprising of an open plan living area, large bedroom and luxury bathroom, this apartment is perfect for city professionals. The apartment is larger than average for one bedrooms and has been recently renovated.

This ground floor apartment comes furnished, features floor-to-ceiling windows with secure courtyard and fob access.

Being in St Pauls Square (located in Birmingham's cool, urban village - the Jewellery Quarter), residents are close to superb independent restaurants, shops and bars for which the area is known. Access to city centre commercial areas, shops and transports links are only a short walk away.

Entrance Hall

laminated flooring, 2x radiators and storage

Lounge

18' 6" x 11' 5" (5.64m x 3.48m)

Laminated flooring, windows and radiator.

Kitchen

10' 3" x 6' 3" (3.12m x 1.91m)

Kitchen comprising of a range of wall and base units, sink and drainer, oven with hob and extractor fan overhead. washing machine, fridge freezer and radiator.

Bedroom One

15' 6" x 9' 6" (4.72m x 2.90m)

Laminated flooring, radiator and step out balcony.

Bathroom

Bath with shower, W/C , basin, heated towel rail and lino,





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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145 Great Charles Street Queensway
 BIRMINGHAM B3 3LP

EPC Rating: C

Council Tax
 Band: B

Service Charge:
 1500.00

Ground Rent:
 300.00

Tenure: Leasehold

view this property online connells.co.uk/Property/DIG112131

This is a Leasehold property with details as follows; Term of Lease 150 years from 31 Mar 2005. 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.

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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