



Derbridge Court, Sutton Road, Erdington,
Birmingham, B23 6QH

Offers in the Region Of £160,000

Erdington

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Offered for sale this two-bedroom first floor apartment is ideally located on a public transport route and has short distance to Chester Road train station and nearby motorway links.

Maintained to a very high standard and well-presented throughout the property on offer is situated in a delightful, landscaped development.

The property briefly comprises; entrance hallway, lounge diner with views to the frontage, large kitchen, two double bedrooms. Completing the accommodation is a bathroom with bath and overhead shower, basin and w.c.

The property also comes with a garage situated on the same block.

Viewing is highly recommended to fully appreciate this property.





Property Specification

THIS DELIGHTFUL APARTMENT
OFFERING
LONG LEASE AND GARAGE
BRIEFLY COMPRISES;

Hallway

Reception Room

Kitchen 3.36m (11') x 2.76m (9'1")

Bedroom 1 3.70m (12'2") x 2.76m (9'1")

Bedroom 2 4.59m (15'1") x 2.75m (9')

Bathroom 2.09m (6'10") x 1.84m (6')

Agent's Note:

Every care has been taken with the preparation of these Sales Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point which is of particular importance, professional verification should be sought. The mention of any fixtures, fittings and/or appliances does not imply they are in full efficient working order as they have not been tested. All dimensions are approximate. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale. These Sales Particulars do not constitute a contract or part of a contract.
Came on the market:

Viewer's Note:

Services connected: Electric, water and drainage
Council tax band: A
Tenure: Leasehold 117 years remaining
Ground Rent: Currently £125 p.a.
Service Charge: £1416 p.a

Floor Plan

This floor plan is not drawn to scale and is for illustration purposes only



Energy Efficiency Rating

**New
Instruction
Awaiting
E.P.C.**

Map Location

