



St Annes Court, St Annes Way
Birmingham, B44 0HN

Offers Over £65,000

St Annes Way

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Offered with no upward chain, this one bedroom first floor flat is located in this popular retirement complex with easy access to the local shops, doctors and bus services.

The communal lounge is a great social place and there is a laundry room also on the ground floor along with the wardens office. Inside the flat the reception hall gives access to the bedroom, whilst a bathroom is adjacent with a WC, wash bathroom and a corner shower. The lounge is a good size with a window overlooking the entrance to the building and a door leads to the fitted kitchen with space for a cooker and window to the front.

Outside the communal gardens are well maintained and this is a great opportunity to purchase these spacious flat which benefits from double glazing and part economy 7 storage heaters, giving both you and family members peace of mind with a pull cord system in each room, which connects to either the Warden or an out of hours service.

A viewing is a must on the delightful one-bedroom retirement flat.





Property Specification

1 BEDROOM RETIREMENT FLAT
1ST FLOOR
NO UPWARD CHAIN
COMMUNAL LOUNGE
OVER 60 OR OVER 55 WITH REGISTERED DISABILITY

Bedroom
5.02m (16'6") max x 2.44m (8')

Kitchen
2.28m (7'6") x 2.04m (6'8")

Lounge
5.01m (16'5") max x 2.92m (9'7") max

Shower Room
2.12m (6'11") x 1.71m (5'7")

Viewer's Note:

Services Connected - Electric, Water and Drainage

Council tax band - B

Tenure - Leasehold 99 years from 2 May 1989
APPROX 65 years remaining.

Service Charge - £260.99 Per Month

Restrictions - Managed by Midlands Heart Limited. Must be over 60 years of age or 55 with a registered disability.

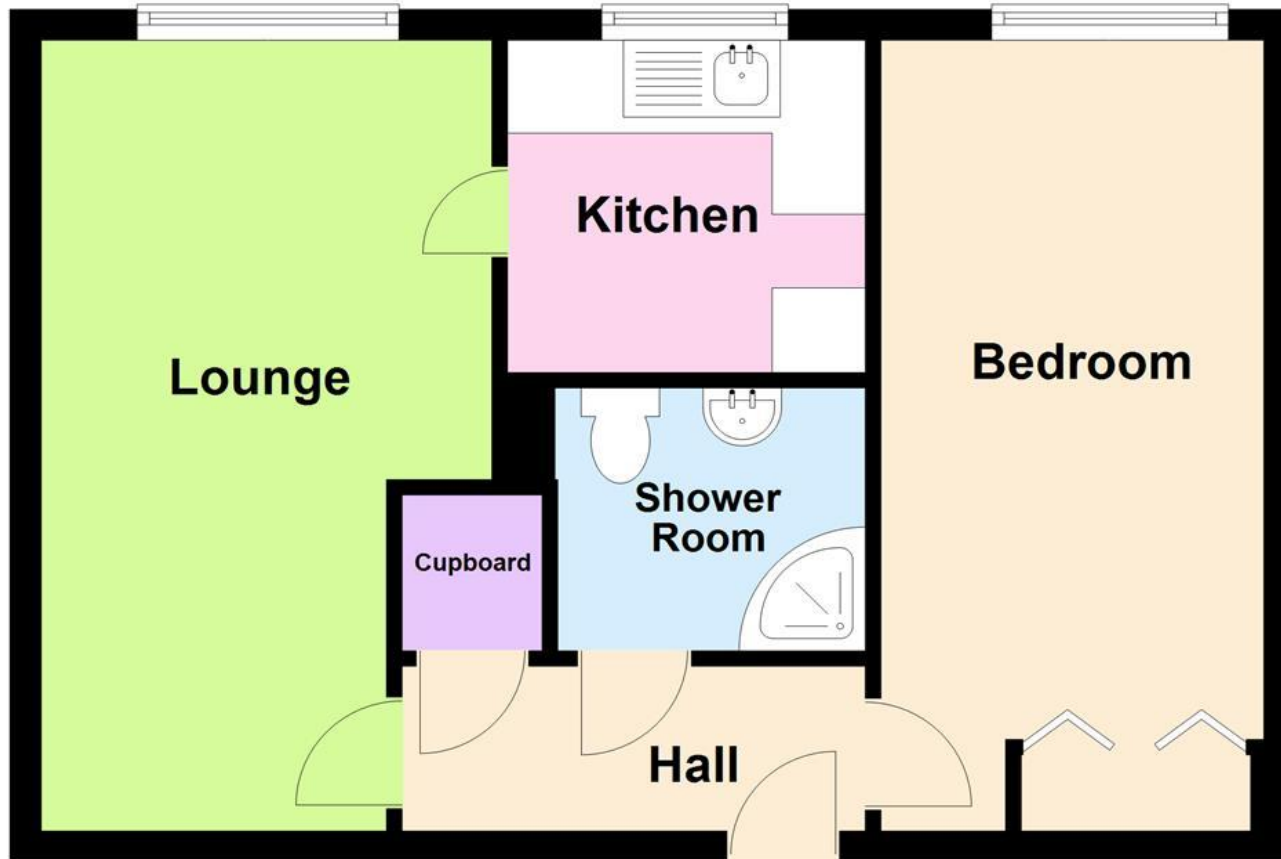
Agent's Note:

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: 8th February 2023

Floor Plan

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

Ground Floor



Energy Efficiency Rating

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C		80
(55-68)	D		
(39-54)	E	54	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales			EU Directive 2002/91/EC

Map Location

