



## Priory Road

Hall Green, Birmingham

- A Well Presented Two Bedroom Ground Floor Flat
- Fitted Kitchen & Modern Shower Room
- Private Patio & Well Maintained Communal Rear Garden
- Allocated Parking Space

**50% Share £80,000**

Current EPC Rating - C  
Current Council Tax Band - B



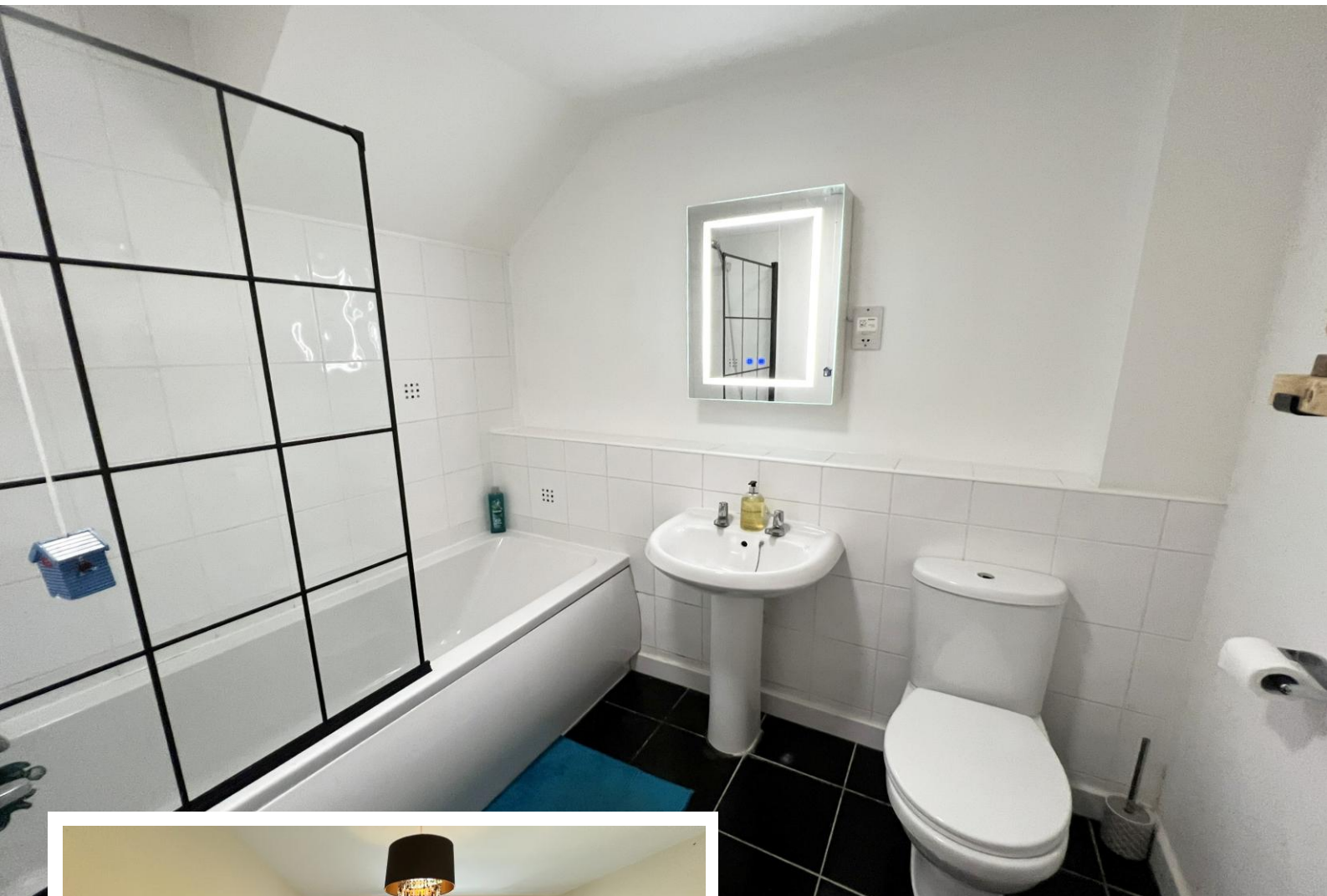




## Property Description

A well presented ground floor maisonette being offered on a 50% shared ownership basis. Offering accommodation comprising an open plan lounge/kitchen/diner, two good size bedrooms, modern bathroom, private patio leading to well maintained communal gardens and allocated parking





## Rooms & Measurements

Dual Aspect Open Plan Lounge/Kitchen/Diner 7.4m max x 4.1m max (24'3" max x 13'5" max)

Bedroom One to Rear 4.7m max x 2.9m (15'5" max x 9'6")

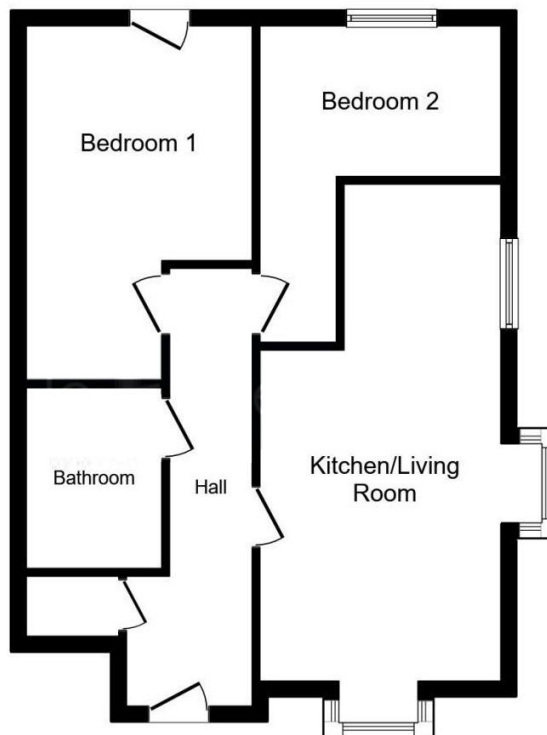
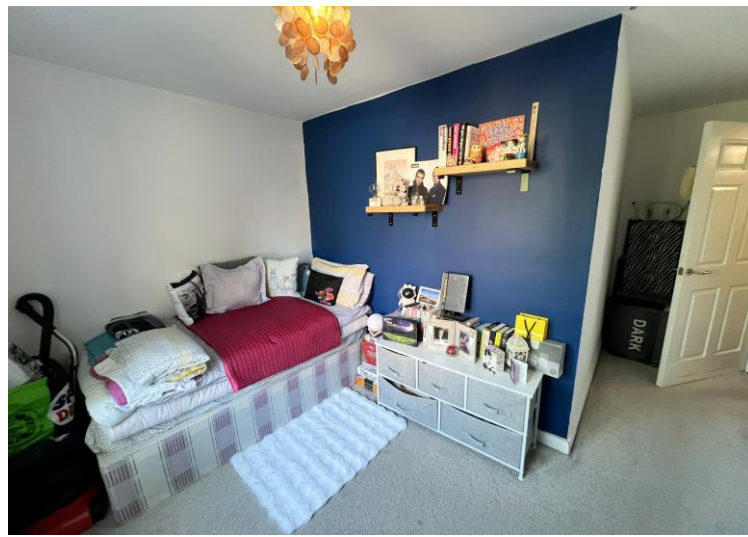
Bedroom Two to Rear 4.3m max x 3.2m (14'1" max x 10'5")

Modern Bathroom 2.3m x 1.6m (7'6" x 5'2")

### Tenure

We are advised by the vendor that the property is leasehold with approx. 80 years remaining on the lease and a monthly combined fee of £355.00 which covers service charge, ground rent and the rent for the remaining 50% share. We would advise all interested parties to obtain verification through their own solicitor or legal representative. EPC supplied by Vendor. Current council tax band – B





316 Stratford Road  
Shirley  
Solihull  
B90 3DN

[www.smart-homes.co.uk](http://www.smart-homes.co.uk)  
0121 744 4144

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. We believe all information to be correct from the day of marketing however, we advise and recommend that your conveyancer and or surveyor verifies all information supplied. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.