



Keepers Gate, Birmingham



Property Description

Burchell Edwards are delighted to offer this modern-style two bedroom apartment located in the B37 area of Chelmsley Wood. This modern apartment is spacious throughout offering ample living space in each room, allocated parking and will be sold with no upward chain. There is minimal work needed and it is ready to move straight into.

Entrance Hallway

Central heating radiator and carpet.

Lounge

13' 6" max x 13' 4" max into door recess (4.11m max x 4.06m max into door recess)
Two double glazed windows to rear elevation, double glazed window and patio doors to side elevation and central heating radiator.

Bathroom

Bath with shower over, W.C, wash hand basin, extractor and vinyl flooring.

Lounge

13' 6" max x 13' 4" max into door recess (4.11m max x 4.06m max into door recess)
Two double glazed windows to rear elevation, double glazed window and patio doors to side elevation and central heating radiator. four ring gas hob with extractor, space and plumbing for washing machine, integrated oven and grill, central heating radiator, tiling to splash prone areas and vinyl flooring.

Kitchen

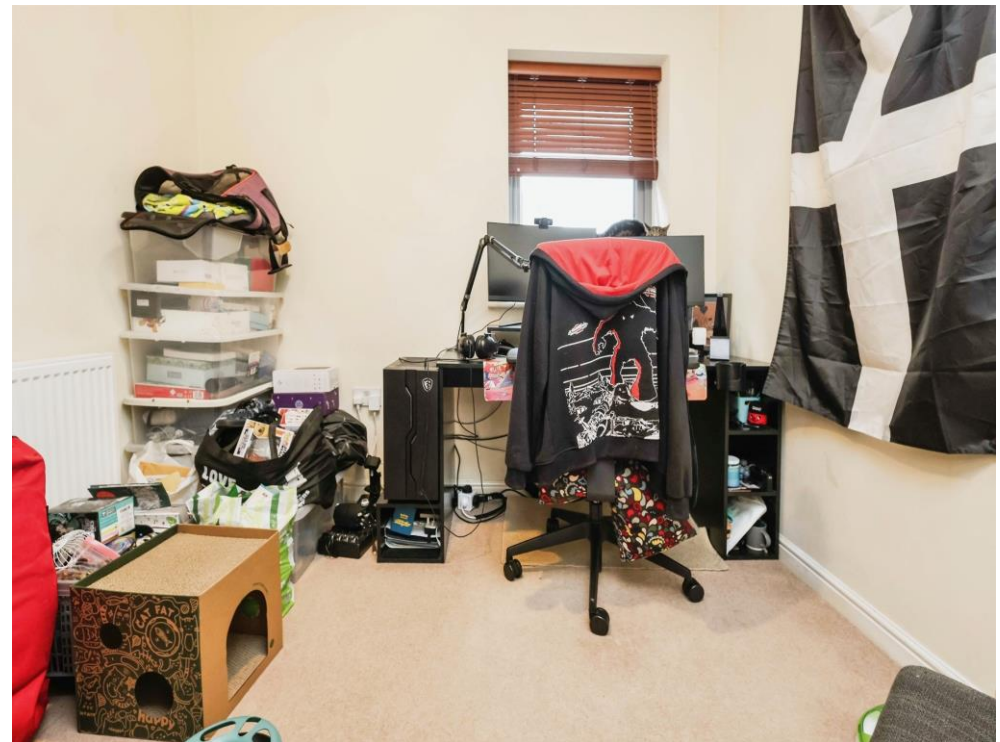
10' 5" x 7' 5" (3.17m x 2.26m)
Double glazed window to side elevation, a range for wall and base units with work surface over incorporating a sink with drainer unit, four ring gas hob with extractor over, space and plumbing for washing machine, vinyl flooring, tiling to splash prone areas and central heating radiator.

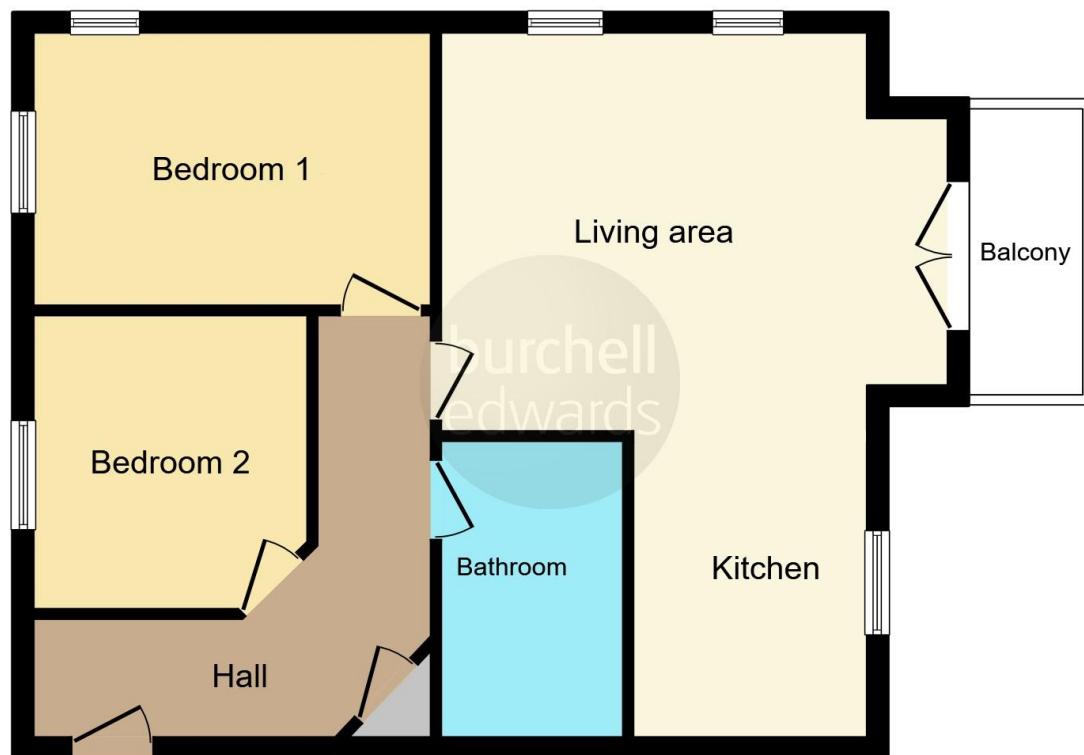
Bedroom One

12' 7" x 8' 10" (3.84m x 2.69m)
Double glazed windows to rear and side elevations, central heating radiator and carpet.

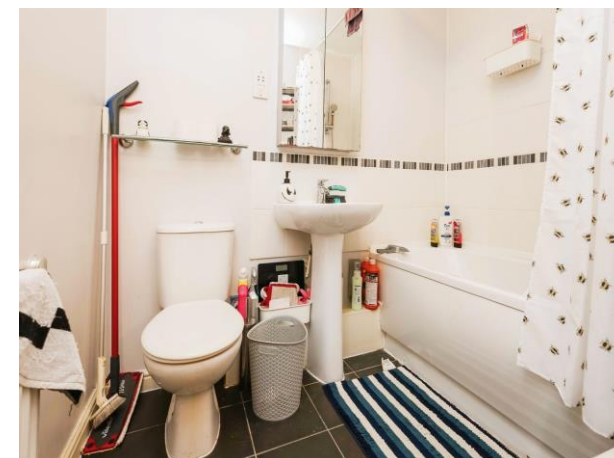
Bedroom Two

8' 5" x 7' 9" (2.57m x 2.36m)
Double glazed window to side elevation and carpet.





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 Burchell Edwards on

T 0121 749 7888
E castlebromwich@burchelledwards.co.uk

2-4 Hurst Lane
 BIRMINGHAM B34 7HR

EPC Rating: C

Tenure: Leasehold

view this property online burchelledwards.co.uk/Property/CBW209981

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2008. 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.

Burchell Edwards is a trading name of Connells Residential which 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.

See all our properties at www.burchelledwards.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: CBW209981 - 0004