

Cottons

CHARTERED SURVEYORS

17 Hamilton Court Trafalgar Road,
Moseley, Birmingham, B13 8BL

£89,950



- Modern First Floor Flat
- Double Bedroom
- UPVC double Glazing
- EPC Rating: C(79)
- Allocated Parking Space
- Electric Heating

Cavendish House, 359 - 361 Hagley Road Edgbaston, Birmingham, B17 8DL
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A modern first floor flat in a HIGHLY DESIRABLE location within MOSELEY VILLAGE, this ideal first time purchase or buy to let investment comprises hallway, open plan living dining kitchen, double bedroom, bathroom and allocated parking space. Benefiting from uPVC double glazing, electric storage heating and with NO UPWARD CHAIN. Lease 125 years from 1st August 1992. Service Charge: £1000 per annum, Ground Rent: A Peppercorn, Council Tax Band: A, EPC Rating: D. The Flat is currently let producing a rental of £ 625 pcm (£7,500pa).

Property Tenure

Leasehold

Council Tax Band

D

Fixtures and Fittings

All fixtures and fittings mentioned in these particulars of sale are included in the asking price. All others are specifically excluded, but some items may be available by separate negotiation.

ACCOMMODATION

Communal Entrance and Hallway

Giving Access to stairs

Second Floor

Flat 17

Entrance Hallway

Door off to

Lounge 13' 6" x 11' 8" (4.11m x 3.55m)

Having UPVC double glazed window to side, Electric Heating

Kitchen

Upvc double gazed window, range of matching wall and base units, single drainer sink unit, plumbing for washing machine.

Bedroom

Upvc double glazed window and electric heating

Bathroom

Having Panel bath with shower over, wash basin and wc. Upvc double glazed window.

Lease Details

Term: 125 years from 1st August 1992.
Service Charge: £1000 per annum,
Ground Rent: A Peppercorn,
Council Tax Band: A,
EPC Rating: D.



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