



Not for marketing purposes INTERNAL USE ONLY

Rea Place
Birmingham



Property Description

****50% SHARED OWNERSHIP** OFFERING NO UPWARD CHAIN - 3RD FLOOR APARTMENT - PERMIT PARKING** - A two bedroom apartment located in Digbeth. Internally the property benefits from two bedrooms, lounge/kitchen and bathroom. This property is close to local schools, transport links such as buses and trains and nearby to City Centre.

Rea Place is located within walking distance to the planned HS2 train station at Curzon Street, as well as New Street and Moor Street Stations. The development is also located right within the heart of the area which will become known as Birmingham Smithfield, one of the largest City Centre regeneration schemes in history.

Approach

Residents are welcomed via a secure communal entrance with convenient access to all floors.

Entrance Hall

Intercom system, storage, wall mounted heater, lino flooring and doors off to:

Open Plan Living / Kitchen

The apartment features a sleek, modern kitchen designed to maximise both style and functionality. Its open-plan layout allows it to flow seamlessly into the living space, creating an inviting area perfect for cooking, dining, and entertaining with Juliet balcony providing views of the city.

Fully equipped with integrated appliances, including an oven, hob, extractor fan, and fridge-freezer, dishwasher the kitchen offers all the essentials for everyday living.

Master Bedroom

A well-proportioned and tastefully presented bedroom offering a calm and comfortable living space. The room benefits from ample natural light via two large windows, carpet flooring, wall radiator, with sufficient space to accommodate a double bed and additional bedroom furniture.

Bedroom Two

The property boasts a well-presented second bedroom that benefits from double glazed window, laminate flooring and wall radiator.

Bathroom

The bathroom is well presented and fitted with a modern suite comprising a paneled bath with shower over, low-level WC, wash-hand basin, fully tiled, spotlights, vanity mirror, tiled flooring, wall mounted heater.





Total floor area 60.3 m² (649 sq.ft.) approx

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.propertybox.io

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145 Great Charles Street Queensway
BIRMINGHAM B3 3LP

EPC Rating: C

Council Tax
Band: B

Service Charge:
1776.00

Ground Rent:
Ask Agent

Tenure: Leasehold

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This is a Leasehold property with details as follows; Term of Lease 99 years from 01 Apr 2005. 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.

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