

for sale

£145,000 Leasehold



Shorters Avenue Birmingham B14 4BG

- Energy Rating: C
- No Chain
- Top Floor Apartment with Canal Views
- Two Private Balconies
- Two Double Bedrooms



Property Details

Communal Entrance

Doors to both front and rear with intercom access and stairs rising to all floors

Entrance

Door to communal landing, a wall mounted radiator, access to the loft area, a storage cupboard and doors leading to all rooms

Open Plan Lounge/Kitchen/Diner 22' 10" x 11' 5" max (6.96m x 3.48m max)

Having two double glazed windows to the side, one double glazed window to the rear and double glazed French doors opening onto the balcony which over looks the canal and a wall mounted radiator. To the kitchen area there is a range of wall and base units which incorporate an electric oven, a gas hob with hood over, a single drainer sink and the central heating boiler.

Bedroom One 14' 2" x 9' 10" (4.32m x 3.00m)

Having a double glazed window to the side, Double glazed French door leading to a second balcony which over looks the canal, a wall mounted radiator and door to

En-Suite Shower Room

Having a shower cubicle with mixer shower, a hand wash basin, a low level w.c and a heated towel rail.

Bedroom Two 12' 10" x 9' (3.91m x 2.74m)

Having a double glazed window to the rear and a wall mounted radiator.

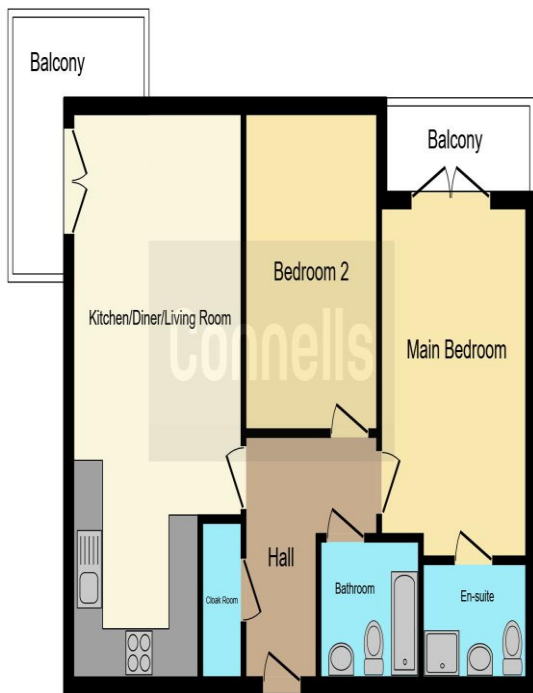
Family Bathroom

Having a bath with over bath mixer shower, a hand wash basin, a low level w.c and a heated towel rail.

Externally

To the rear there is one allocated parking space which is numbered, whilst to the front there are communal gardens with picnic benches which over look the canal.





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

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Property Ref: KTH310621 - 0002

Tenure:Leasehold EPC Rating: C

Council Tax Band: B Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 99 years from 01 Apr 2006. 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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