ENGLANDS

4, 18 Clent Way

Bartley Green, Birmingham, B32 4NW

£83,000

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PROPERTY DESCRIPTION

A first floor apartment located in this purpose-built low rise development. Set in a cul-de-sac and surrounded by greenery, this property includes hallway with storage, sitting room, kitchen, bedroom and bathroom.

Clent Way runs off Kitwell Lane in Bartley Green and is very well-located for local schools and shops, including a short distance to Newman University. The Queen Elizabeth Hospital, University of Birmingham, Quinton, Harborne and Edgbaston are readily accessible as well as local motorway connections and Birmingham City Centre. The M5 motorway is conveniently close by along with the delightful scenes of Bartley Reservoir.

Tel: 01214271974

18 Clent Way

Entrance door leads into:

HALLWAY
Having two ceiling light points, wooden style flooring, security answerphone and two storage cupboards, one housing hot water tank.

KITCHEN
3.69m max x 1.93m max (12'1" max x 6'3" max)
Having ceiling light point, UPVC double glazed window, vinyl flooring, partial tiling to walls, a range of wall and base units with worktop over, space for cooker, extractor fan, plumbing for washing machine, 1 1/2 bowl sink drainer with mixer tap over, and space for further appliances.

LOUNGE
4.29m max x 3.78m max (14'0" max x 12'4" max)
Having ceiling light point, UPVC double glazed window and electric heater.

BEDROOM
4.13m max x 3.25m max (13'6" max x 10'7" max)
Having ceiling light point, wooden style flooring, UPVC double glazed window and electric heater.

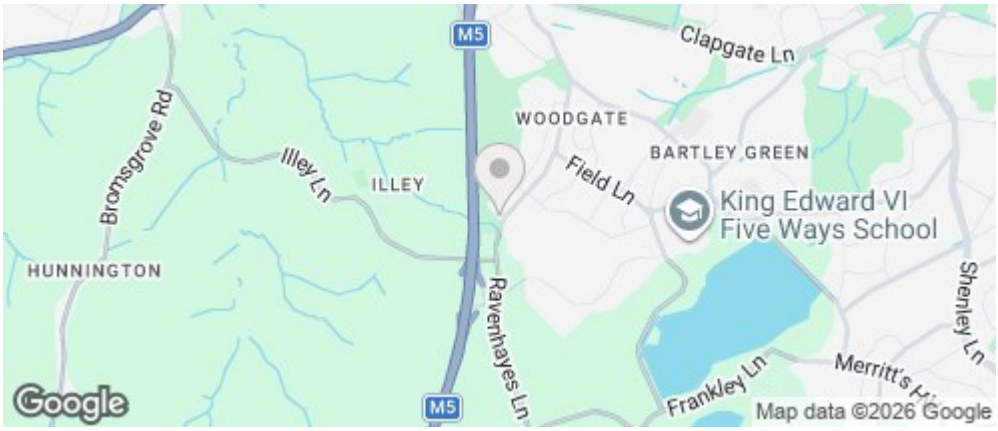
BATHROOM
Having ceiling light point, panelled bathtub with mixer tap over, wall mounted electric shower, vinyl flooring, fully tiled walls, towel rail, low flush WC, pedestal wash hand basin with mixer tap, and obscured UPVC double glazed window.

OUTSIDE
Communal parking.

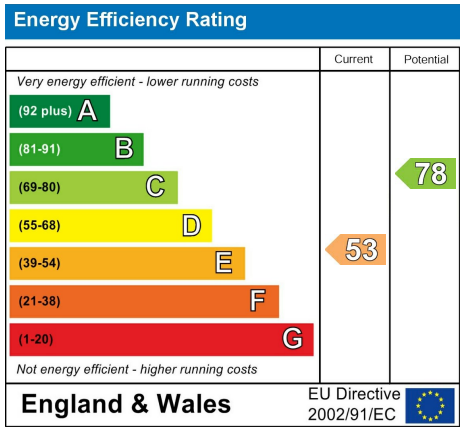
ADDITIONAL INFORMATION
TENURE: LEASEHOLD - we have been advised there are 83 years remaining with a service charge payable of approx. £1,400 and ground rent of £10 per annum.
COUNCIL TAX BAND: A

ENGLANDS

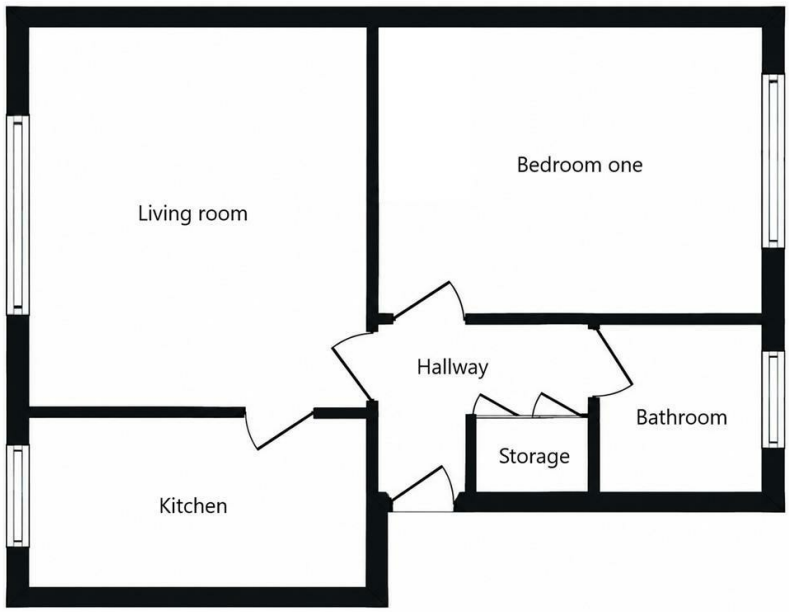
ROAD MAP



ENERGY EFFICIENCY GRAPH



FLOOR PLAN



Flat 4, 18 Clent Way

Measurements are approximate. Not to scale. Illustrative purposes only.

DISCLAIMER NOTICES

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Misrepresentation Act 1967

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VIEWINGS - Please contact our Englands Harborne Office on 0121 427 1974 if you wish to arrange a viewing appointment for this property or require further information.