



Connells

Mountbatten Court Sutton Road
Walsall



Property Description

Early inspection is advised to appreciate this well presented two bedroom second floor apartment. The property is situated in a highly sought after location close to well regarded schools, transport links and Town Centre and briefly comprises of open plan kitchen/diner, lounge, bathroom, garage and communal gardens.

Access Via

Secure intercom entry with communal entrance, stairs rising to upper floors and further door to:

Entrance Hall

Having two storage cupboards and doors to:

Fitted Kitchen/Diner

13' 9" x 9' 1" (4.19m x 2.77m)

Having a double glazed window to the rear, a range of fitted wall and base units and work tops over, one and a half bowl sink and drainer with mixer taps, integrated oven and hob, plumbing for washing machine, integrated appliances to include fridge/freezer and dishwasher, complementary tiling and radiator.

Lounge

13' 1" x 12' 2" (3.99m x 3.71m)

Having a double glazed window to the front, wall light points and radiator.

Bedroom One

12' 2" x 10' 6" (3.71m x 3.20m)

Having a double glazed window to the front and electric heater.

Bedroom Two

10' 2" x 8' 2" (3.10m x 2.49m)

Having a double glazed window to the rear, GCH boiler and radiator.

Bathroom

Having a double glazed window to the rear, bath with shower over, low level w.c, hand wash basin, complementary tiling and radiator.

Outside

Communal gardens, off road parking and garage.

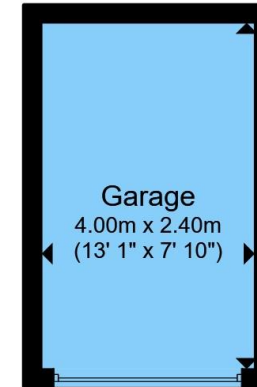








Floor Plan 1



Garage

Total floor area 67.8 m² (729 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



To view this property please contact Connells on

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57-59 Bridge Street
WALSALL WS1 1JQ

EPC Rating: C

Council Tax
Band: B

Service Charge:
1483.56

Ground Rent:
60.00

Tenure: Leasehold

view this property online [connells.co.uk/Property/WSL318696](https://www.connells.co.uk/Property/WSL318696)

This is a Leasehold property. We are awaiting further details about the Term of the lease. For 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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