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For Sale

offers in the region of **£110,000**



Gaiety House Regent Street Smethwick B66 3BF

Prime Properties in Smethwick Discover this well presented one bedroom apartment on Gaiety House, Regent Street, brought to you by Connells Bearwood. *Contact Us Today on 0121 420 3611 to arrange a viewing!*

Gaiety House Regent Street Smethwick B66 3BF

Hallway

Open Plan Living

A bright and spacious open-plan living area, offering a versatile layout ideal for relaxing, dining and entertaining. The room features a large double glazed window, neutral décor, wood-effect flooring throughout and a modern fitted kitchen featuring a range of wall and base units, complementary work surfaces and integrated oven with hob and extractor above. also finished with neutral décor and a tiled splashback.

Bedroom One

This double bedroom featured a double glazed window, including fitted wardrobes and decorated with carpeted flooring and neutral décor.

Bathroom

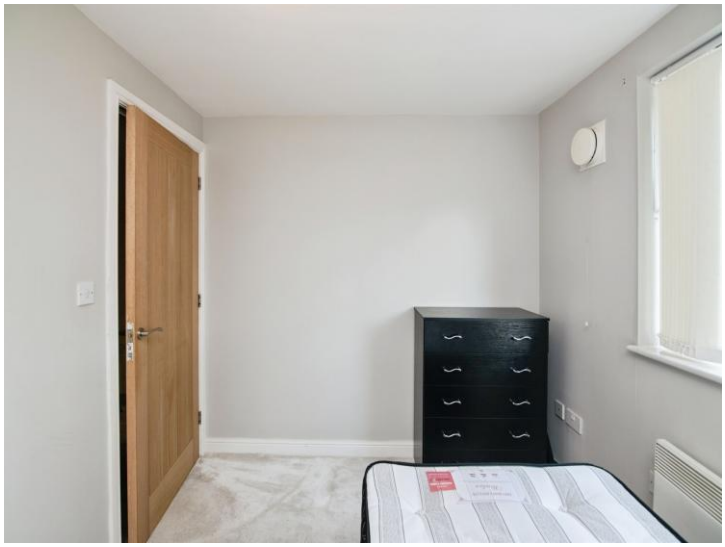
A modern, well-appointed bathroom comprising a panelled bath with shower and glass screen, wash hand basin with fitted storage, low-level WC and heated towel rail. Finished with neutral tiling and contemporary fittings.

Agent Notes

Please note that an AML fee of £80 inc VAT is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

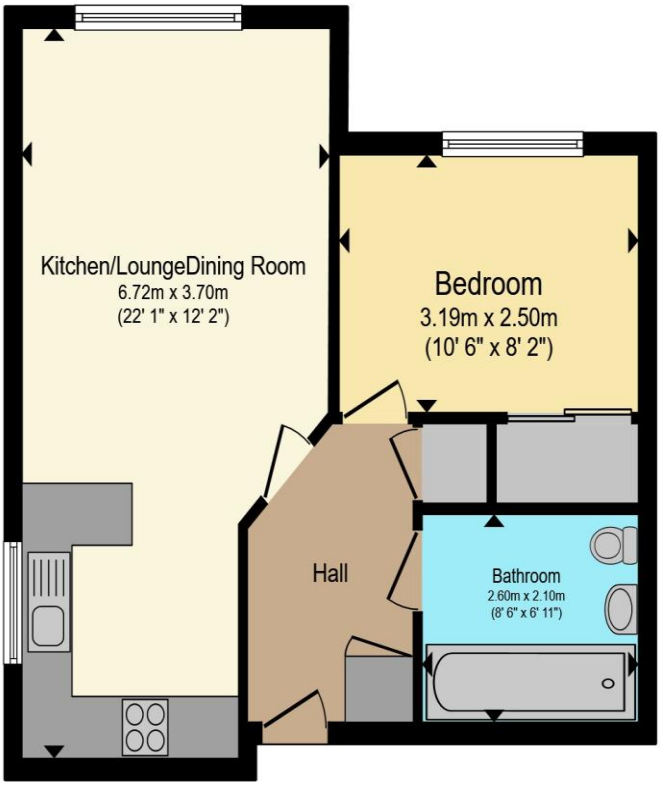












Total floor area 46.1 m² (496 sq.ft.) approx

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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To view this property please contact Connells on

T 0121 420 3611
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122-123 Poplar Road Bearwood
SMETHWICK B66 4AP

Property Ref: BEA312689 - 0007

Tenure:Leasehold EPC Rating: D

Council Tax Band: A Service Charge: 1000.00

Ground Rent: 75.00

view this property online
connells.co.uk/Property/BEA312689

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 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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