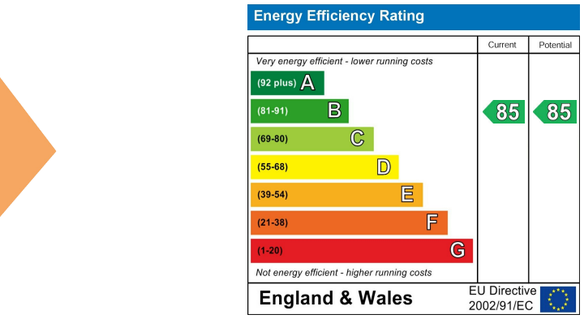
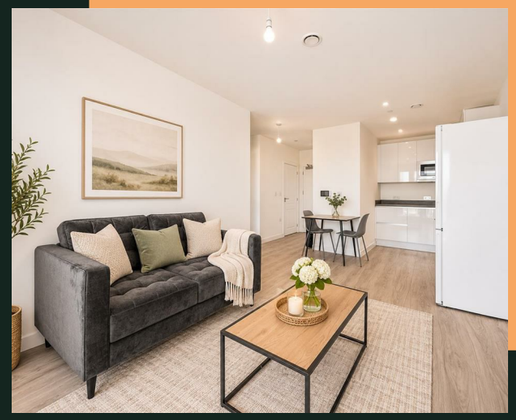
PROPERTY ADDRESS

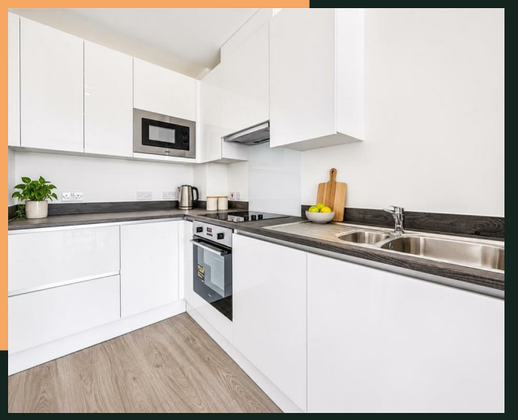
Apartment 601
3 Griffiths Close
Birmingham
B12 9BF



Griffiths Close, B12







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- EXCELLENT BTL INVESTMENT – £950 PCM (£11,400 PA) – 6% GROSS RENTAL YIELD
- SPACIOUS ONE-BEDROOM, SIXTH-FLOOR APARTMENT – APPROX. 443 SQ. FT.
- IMPRESSIVE OPEN-PLAN LIVING/KITCHEN – APPROX. 22'5" × 14'10" MAX
- CONVENIENT ACCESS TO BIRMINGHAM CITY CENTRE
- EXCLUSIVE RESIDENTS' GYM, CINEMA, CONCIERGE & CO-WORKING FACILITIES

Extending to approximately 443 sq. ft. (41.1 sq. m.), the property offers well-proportioned accommodation comprising a spacious open-plan kitchen, living and dining area, a separate double bedroom, modern bathroom and useful internal storage.

The impressive open-plan living space measures approximately 22'5" × 14'10" at its maximum dimensions, providing a versatile setting for both relaxing and dining. The fitted kitchen forms part of this sociable space, creating a practical and contemporary arrangement well suited to modern city living.

The separate double bedroom measures approximately 10'3" × 8'9", offering comfortable accommodation, while the bathroom includes a fitted bath, wash hand basin and WC.

Belgrave Village is an established residential development offering contemporary city living alongside an impressive collection of residents' facilities.

Residents benefit from access to a concierge service, gym, cinema room, co-working facilities, residents' lounge and landscaped communal areas, creating a lifestyle-focused environment particularly appealing to Birmingham's professional rental market.

The development occupies a convenient position for Birmingham city centre, with the Bullring, Grand Central, New Street Station and the commercial districts all within easy reach.

Investment Opportunity

The apartment is currently tenanted, achieving £950 per calendar month and generating an annual rental income of £11,400.

Representing an attractive 6% gross rental yield, providing investors with an opportunity to acquire an income-producing apartment within one of Birmingham's recognised contemporary residential developments.

With its established tenancy, generous open-plan living accommodation, sixth-floor position and extensive residents' amenities, Apartment 601 represents an attractive proposition for buy-to-let investors seeking a modern city-centre investment.









Council Tax Band - A

Leasehold Details:

0 - Ground Rent
£1200 PA - Service Charge
995 years + remaining on lease