ENGLANDS

26a Trident Court, Savoy Close

Harborne, Birmingham, B32 2HD

£95,000

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PROPERTY DESCRIPTION

A second floor studio apartment set in a cul-de-sac location. Briefly comprising: hallway, living room with bedroom area, kitchen, bathroom, double glazing and electric heating where specified. Garage in separate block.

Trident Court is conveniently located in Savoy Close which leads off Tennal Road, in turn leading between Court Oak Road and War Lane/Northfield Road. It is readily accessible to the Queen Elizabeth Medical Centre, the University of Birmingham and Harborne Leisure Centre, as well as excellent amenities around Harborne High Street and regular transport services leading through to comprehensive City Centre leisure entertainment and shopping facilities.

The property itself is situated on the second (top) floor of this low rise purpose-built block and enjoys a pleasant front outlook. It is set in landscaped grounds having lawns, trees and some communal parking facilities. Approach is via a communal entrance hall with security answerphone system.

An internal inspection is essential and thoroughly recommended to fully appreciate the accommodation which comprises in more detail.

Tel: 01214271974

There is a good sized storage cupboard situated adjacent to the front door, designated for the exclusive use of the occupant. Entrance door leads into:

ENTRANCE HALLWAY
Having ceiling light point, recessed coat hanging area and security answerphone.

LIVING ROOM/BEDROOM
5.69m max x 3.27m max (18'8" max x 10'8" max)
Having two ceiling light points, built in storage cupboard, UPVC double glazed window and wall-mounted electric heater.

KITCHEN
2.13m max x 2.13m max (6'11" max x 6'11" max)
Having UPVC double glazed window, partial tiling to walls, a range of base and wall units with worktop over, single bowl sink drainer with mixer tap over, plumbing for washing machine, electric oven with electric hob and extractor fan over, and tiled flooring.

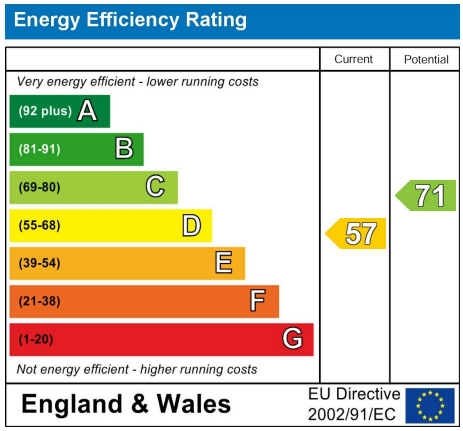
BATHROOM
Having ceiling light point, tiling to walls and floor, wall mounted electric shower, panelled bathtub, low flush WC, pedestal hand wash basin, extractor fan and airing cupboard housing water tank.

OUTSIDE
Garage in separate block

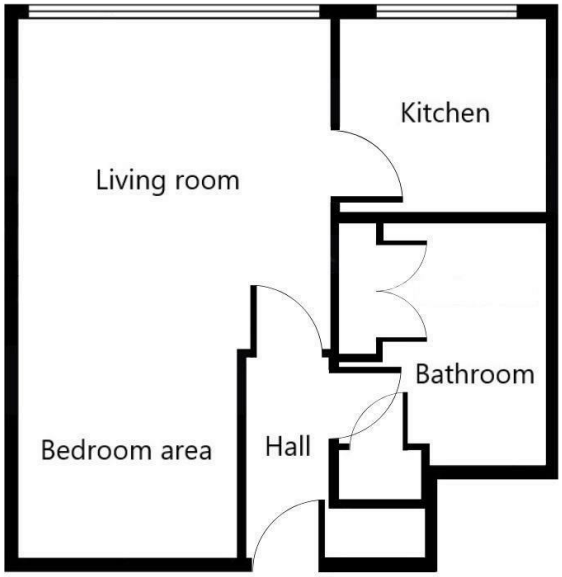
ADDITIONAL INFORMATION
There are two communal drying rooms.
Tenure: we are advised the property is leasehold with 956 years remaining and a service charge of £1,075.00 per annum.
Council Tax band: A

ROAD MAP

ENERGY EFFICIENCY GRAPH



FLOOR PLAN



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

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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.