



**Connells**

Terreno Court Apartments High Street  
Amblecote Stourbridge



### Property Description

A BEAUTIFULLY PRESENTED FIRST FLOOR ONE BEDROOM APARTMENT IN A CONVENIENT LOCATION WITH GATED PARKING AND SECURITY ENTRANCE CLOSE TO STOURBRIDGE TOWN CENTRE AND OTHER LOCAL AMENITIES; Briefly comprising Entrance hallway large open plan living/dining kitchen area, bedroom and bathroom.

### Entrance

Communal gates lead to allocated parking, the property is accessed via the security entrance system and hallway on the ground floor.

### Hallway

Entrance door leads into the hallway, storage cupboard, wall mounted radiator and doors to;

### Lounge

Double glazed window to the rear elevation, wood effect flooring and radiator.

### Kitchen

A range of wall and base units with worktops with tiled splashbacks and inset stainless steel sink/drainage, electric oven, gas hob and extractor, fridge freezer, dishwasher and spotlights to ceiling.

### Bedroom

Double glazed window to the rear elevation and radiator.

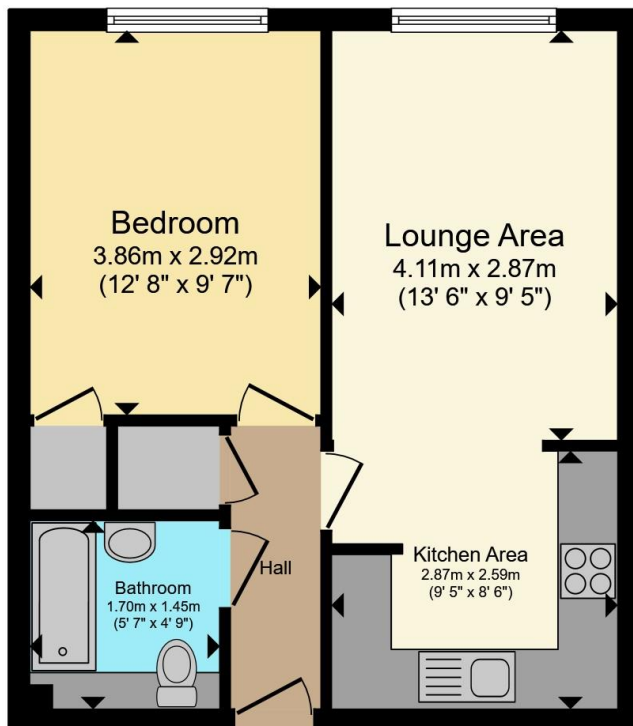
### Bathroom

Suite comprising; bath, power shower, wash hand basin, wc, extractor fan and radiator rail.

### Agents Note;

Service Charge payable of £948 pa  
Ground Rent payable of £250 pa  
145 years remaining on lease





Total floor area 40.1 m<sup>2</sup> (432 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](http://www.propertybox.io)



To view this property please contact Connells on

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11B St. Johns Road  
STOURBRIDGE DY8 1EJ

EPC Rating: B Council Tax Band: A

Service Charge: 948.00 Ground Rent: 249.00

Tenure: Leasehold

**view this property online [connells.co.uk/Property/SBR313315](http://connells.co.uk/Property/SBR313315)**

This is a Leasehold property with details as follows; Term of Lease 150 years from 01 Jan 2020. 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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