



New Hampton Lofts, Jewellery Quarter, OIRO £260,000



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Leasehold | EPC rating: C

- Well Sought-after Jewellery Quarter Location
- Secure Allocated Parking
- EWS1 Certificate Available

- Loft Style Accommodation
- Modern En-suite Bathroom
- EPC Rating C

BELVOIR!

Property is personal

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Description

Belvoir! Birmingham Central are proud to bring to the market this luxury two bedroom, two bathroom apartment located within the much sought after development of New Hampton Lofts.

New Hampton Lofts is a professional development located within the ever popular Jewellery Quarter. The development features loft style apartments and luxury living. The property comprises of large open plan living/diner/kitchen area, two double bedrooms, two bathrooms and secure allocated parking. Call now to arrange your viewing and to avoid missing out.

Agents Comments - We have not inspected nor tested any of the appliances or services and prospective purchasers should satisfy themselves as to the satisfactory operation. All measurements given are approximate and for guidance purposes only.

Tenure - We have been advised by the vendor that the property is LEASEHOLD. We have not been able to confirm this by reference to the title deeds and therefore prospective purchasers are advised to obtain verification from the vendors solicitors during pre-contract enquiries.

Title - Belvoir Sales have not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor.

Service Charges - £4500.00 p/a.

Ground Rent - £150.00 p/a.

Length of lease - 95 Years.

Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. Any photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.

Anti-Money Laundering (AML) Checks

In line with UK Anti-Money Laundering Regulations, all successful buyers will be required to complete identity and source-of-funds checks. A charge of £50 inc VAT per person applies for these checks. To ensure compliance, buyer details will be shared with a third-party AML provider who will contact you directly to complete the verification process. This is a legal requirement placed upon estate agents and is designed to protect all parties involved in the transaction.

Photographs



Map

