



Dingleside Cole Valley Road
Birmingham

burchell
edwards



Property Description

Discover urban living at its finest in this contemporary 2-bedroom ground floor apartment. Boasting an open-plan lounge diner, this property is perfect for both relaxing and entertaining. The modern kitchen flows seamlessly into the living space, creating a bright and airy atmosphere.

Enjoy the luxury of two bathrooms, including a large en suite for added privacy. Step outside onto your private patio terrace area and take in the well-maintained communal garden - an ideal spot for morning coffee or evening relaxation. With allocated parking and close proximity to local amenities and great transport links, this apartment offers convenience and comfort in equal measure. Don't miss the opportunity to make this your new home!

Open Plan Lounge

With two radiators, wooden flooring, UPVC double glazed bay window to front elevation, spot lights to ceiling, oak paneled door to storage cupboard, doors to bedrooms and shower room and opening through to

Kitchen Area

Being fitted with a modern range of high gloss wall, drawer and base units with Quartz work tops and upstands incorporating a five ring gas hob with electric oven beneath and extractor canopy over, sink and drainer with mixer tap and an integrated fridge/freezer, washing machine and dishwasher. Tiling to splash prone areas, spot lights to ceiling, UPVC double glazed window to front elevation, tiled flooring and cupboard housing boiler

Bedroom One

With UPVC double glazed windows incorporating door leading to rear terrace patio, wooden flooring, radiator, ceiling light point and oak paneled door leading into

En Suite

Being fitted with a three piece white suite comprising P-shaped paneled bath with thermostatic shower over and glazed screen, low flush WC and vanity wash hand basin. Chrome ladder style radiator, tiling to walls, complimentary tiling to floor, shaver point and extractor

Bedroom Two

With UPVC double glazed window to rear elevation, radiator, wooden flooring, ceiling light point and multi-media power point

Shower Room

Being fitted with a three piece white suite comprising corner shower cubicle, low flush WC and vanity wash hand basin, tiling to walls, chrome ladder style radiator, tiled flooring, shaver socket, spot lights to ceiling and extractor fan

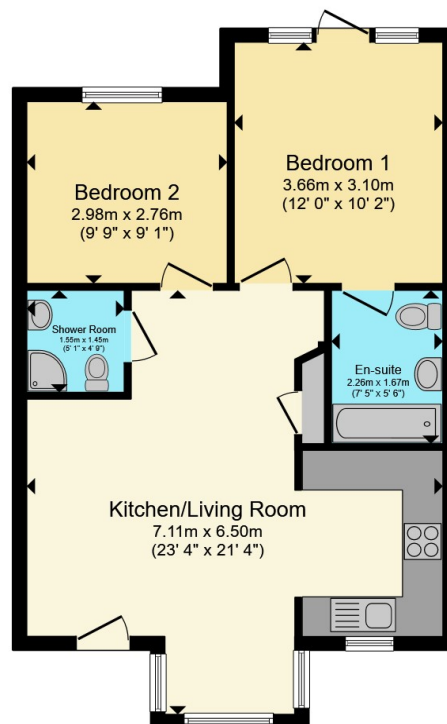
Rear Garden

Being block paved and leading to allocated parking and communal gardens









Total floor area 55.2 m² (594 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



To view this property please contact Burchell Edwards on

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183 Stratford Road Shirley
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EPC Rating: E Council Tax
 Band: C

Service Charge:
 1926.00

Ground Rent:
 300.00

Tenure: Leasehold

view this property online burchelledwards.co.uk/Property/SHI209097

This is a Leasehold property with details as follows; Term of Lease 150 years from 01 Aug 2014. 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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