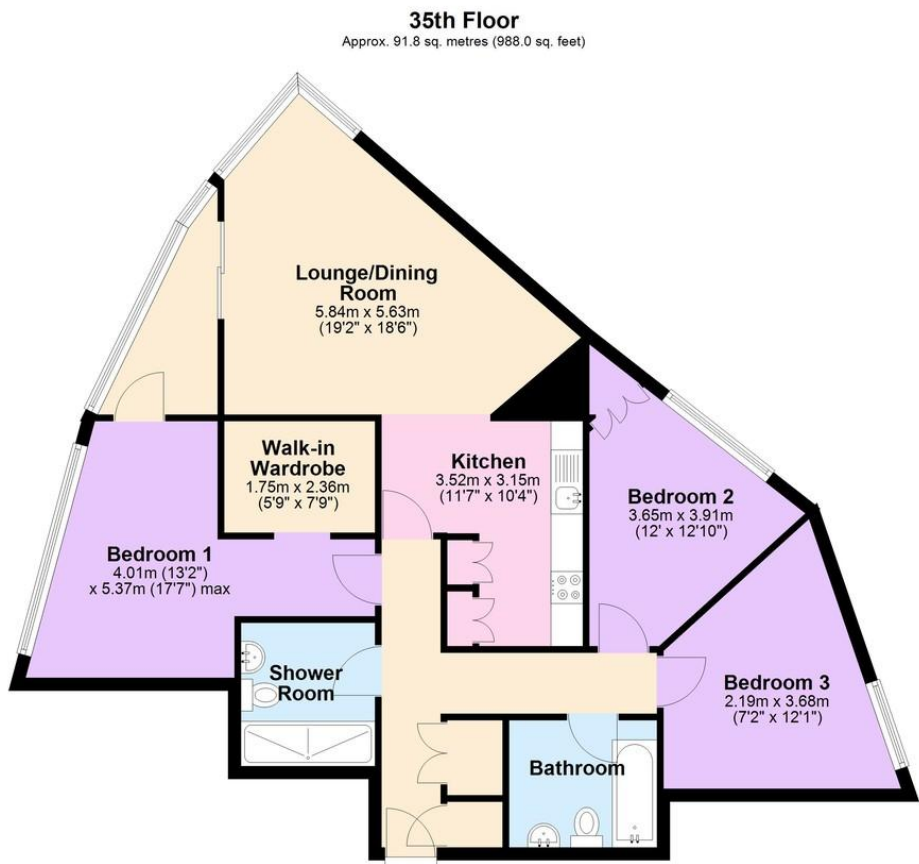




Floor Layout



Total area: approx. 91.8 sq. metres (988.0 sq. feet)

Total approx. floor area 998 sq ft (93 sq m)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Made with Metropix ©2019.

Birmingham City Centre Branch  
0121 6044060  
info@jameslaurenceuk.com  
33 Ludgate Hill, Birmingham, B3 1EH



*Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements*



REASSURINGLY LOCAL



# Beetham Tower

Holloway Circus Queensway,  
Birmingham City Centre

B1 1BY

Asking Price Of £250,000

- Luxurious Thirty-Fifth Floor Apartment
- Three Double Bedrooms
- 988 Sq. Ft.
- Sky Garden





10 Holloway Circus Queensway,  
Birmingham City Centre , B1 1BY  
Asking Price Of £250,000

Property Description

*DESCRIPTION* A stunning three-bedroom apartment located on the Thirty-Fifth floor, spanning over 988 Sq. Ft. in the sought after Beetham Tower development.

*The apartment briefly comprises of:-* An entrance hallway, open plan living area fitted kitchen with full length glass windows from the lounge allowing for panoramic view, fantastic City scape views from the sky garden, with three double bedrooms (one of which has an ensuite bathroom), a family bathroom and a secure allocated parking space.

*The property also benefits from* 24 hour concierge service and is in within close walking distance to Grand Central station

*LOCATION* Beetham Tower is one of Birmingham's most iconic buildings and is situated in a central location being just a 5 minute walk to New Street Station. There are plenty of bars and restaurants to be found in the local vicinity as well as being a 0.5 miles walk to the ever popular Brindley Place.

*This fantastic apartment needs to be viewed to fully appreciate the space and views on offer*

*JAMES LAURENCE ESTATE AGENTS MATERIAL INFORMATION* Agents Note: We have not tested any of the electrical, central heating or sanitary ware appliances. Purchasers should make their own investigations as to the workings of the relevant items. Floor plans are for identification purposes only and not to scale. All room measurements and mileages quoted in these sales particulars are approximate. All material information stated below has been provided by our client, but we would request all information to be verified by the purchaser's chosen solicitor.

*Fixtures and Fittings:* All those items mentioned in these particulars by way of fixtures and fittings are deemed to be included in the sale price. Others, if any, are excluded. However, we would always advise that this is confirmed by the purchaser at the point of offer.

*Tenure:* Leasehold



*Services:* All mains' services are connected to the property.

*Local Authority:* Birmingham City Council

*Council Tax Band:* E

*Service Charge:* £6,840 Per Annum.

*Ground Rent:* £327.58 Per Annum

*Ground Rent Review Period:* TBC

*Length of Lease:* 976 Years Remaining.

*To complete our comprehensive service, James Laurence Estate Agents is pleased to offer the following:-*

*Free Valuation:* Please contact the office on to make an appointment.

*Residential Lettings and Management:* If you are interested in letting out your property or are considering renting a property, please contact our office to find out further information.

*Conveyancing:* Very competitively priced rates agreed with our panel of local experienced and respected Solicitors. Please contact this office for further details.

*Financial Services:* James Laurence Estate Agents work with an independent Mortgage Service offering face to face mortgage advice to suit your needs. Please contact the office on to make a free appointment.



Score	Energy rating	Current	Potential
92+	A		
81-91	B	84 B	84 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

To book a viewing  
of this property:

Call:  
0121 6044060

Email:  
info@jameslaurenceuk.com

