

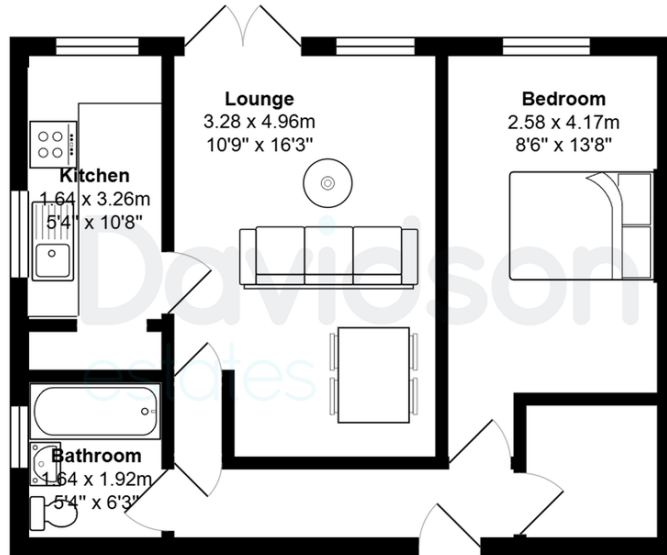


**PATMAN GARDENS, GILLOTT ROAD**  
**BIRMINGHAM, B16 9LJ**

**£120,000**  
**LEASEHOLD**

PATMAN GARDENS | Current AST Expires APRIL 2026 | One Bedroom | Ground Floor | Residents Parking | No Chain | CIRCA 6% NET YIELD |

**Davidson**



Total Area: 46.3 m<sup>2</sup> ... 498 ft<sup>2</sup>

All measurements are approximate and for display purposes only

Floorplan measurements are for illustrative purpose only. Floor plan by www.sebastiano.co.uk.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		75 C
55-68	D	57 D	
39-54	E		
21-38	F		

# Davidson

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are 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/tenants are advised to recheck the measurements