



Wagon Lane, Birmingham B26 3FQ



welcome to

Wagon Lane, Birmingham

****FIRST FLOOR MODERN APARTMENT**NO CHAIN**GREAT LOCATION FOR TRANSPORT LINKS**ONE BEDROOM**LIVING ROOM/ KITCHEN AREA**SHOWER ROOM**ALLOCATED PARKING****



Approach

Approached via communal car park.

Communal Entrance

Security entrance door into communal hallway with stairs to the first floor

Entrance Hall

Two ceiling light points, security intercom, built in cupboards and doors to open plan living/kitchen area,

Lounge/Kitchen

15' 11" x 9' 7" (4.85m x 2.92m)

Double glazed window to side, electric heater, ceiling light point, smoke alarm, fitted cupboards drawers and base units, roll top worksurface, sink and drainer, electric hob, oven, cooker hood and integrated fridge freezer.

Bedroom

11' x 8' 6" (3.35m x 2.59m)

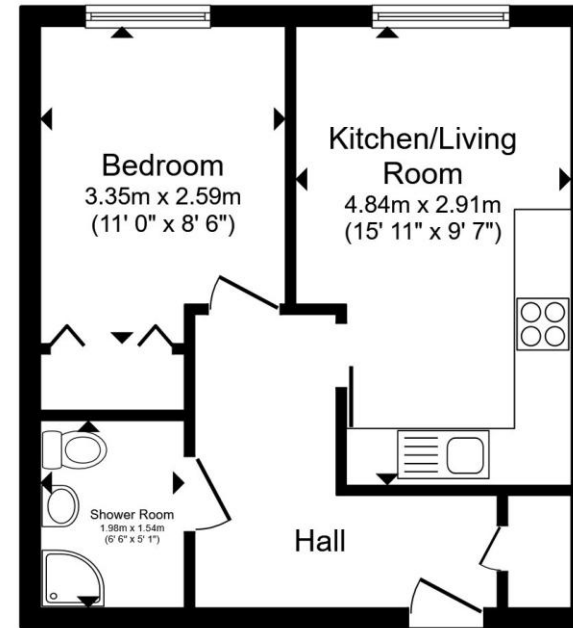
Double glazed window to the side, electric heater, ceiling light point and fitted wardrobes

Shower Room

Spotlights, extractor fan, electric heater, low level w.c., wall mounted sink, walk in shower part tiled walls and tiled floor.

Outside

One allocated parking space and bin store.



Total floor area 34.4 m² (370 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


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- MODERN FIRST FLOOR APARTMENT
- ALLOCATED PARKING
- ONE BEDROOM
- LIVING ROOM / KITCHEN AREA
- SHOWER ROOM

Tenure: Leasehold EPC Rating: D

Council Tax Band: A Service Charge: 1636.00

Ground Rent: 130.00

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

offers over

£135,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
CAB112134 - 0004

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