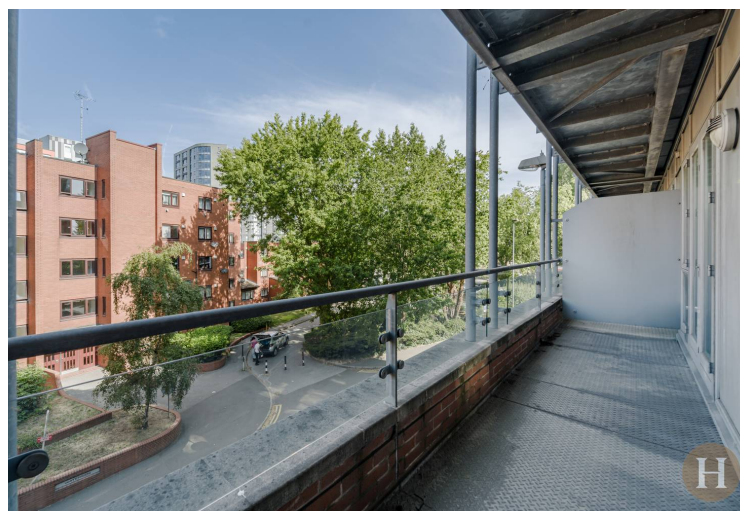




## Apt 17, 26 Wheelleys Lane, Birmingham

£110,000 Leasehold

Hadleigh Estate Agents are delighted to offer an excellent investment opportunity to purchase this one bedroom apartment. Offered with no upward chain the property is conveniently located for easy access into Birmingham City Centre.

Making for a fantastic investment, or owner occupied property. The apartment comprises of open plan lounge and kitchen area, with integrated appliances. Spacious double bedroom, bathroom and own private balcony.





### Entrance Hall

Spacious hallway giving access to all rooms, comprising carpeted flooring, radiator and ceiling light point.

### Kitchen

Fitted kitchen with a range of base and wall units. Tiled flooring, tiled splashbacks and integrated appliances. Plumbing for washing machine, ceiling light point.

### Lounge Diner

With patio doors leading onto the balcony, window, carpeted flooring, two radiators and ceiling light point.

### Master Bedroom

Spacious bedroom offering carpeted flooring, ceiling light point and radiator. Further giving access to the balcony.

### Bathroom

Fitted bath with shower over, partially tiled walls and tiled flooring. Low level flush WC, hand wash basin, towel radiator and ceiling light point.



Council Tax band: A

Tenure: Leasehold

Years remaining: 126

Service Charge PA: £2,945

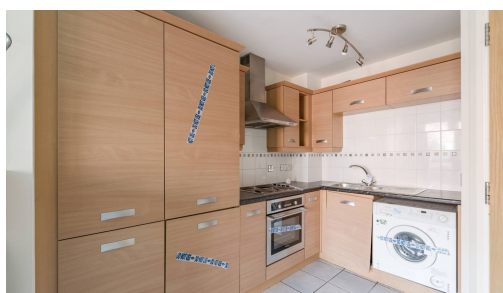
Ground Rent PA: £99

EPC Energy Efficiency Rating: C

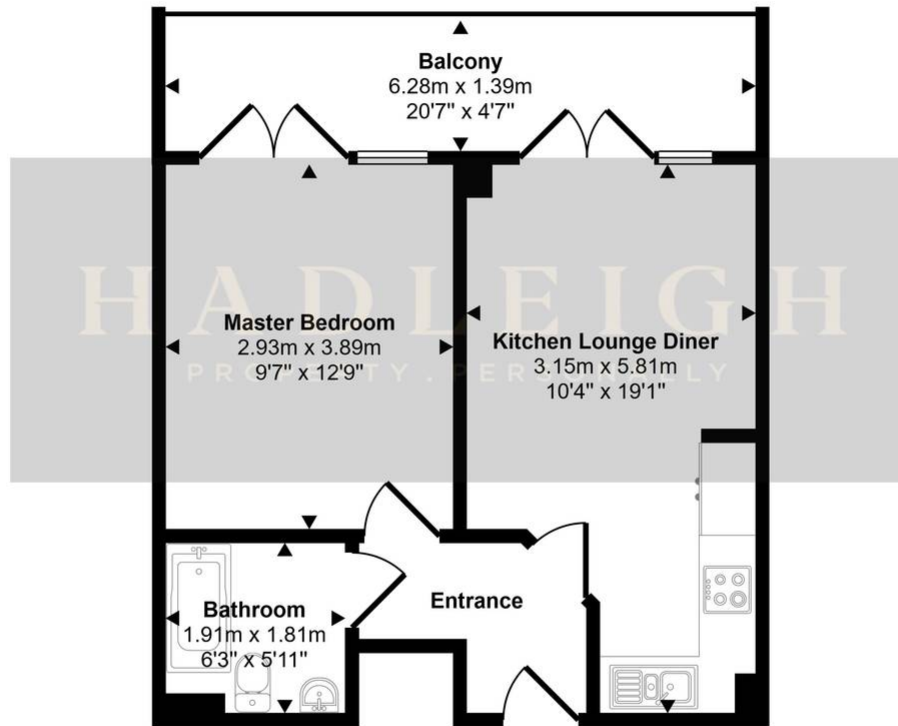
EPC Environmental Impact Rating: B



- One bedroom apartment
- Ideal investment or first-time buy
- No upward chain
- Private balcony
- Open plan lounge/kitchen
- Integrated appliances



Approx Gross Internal Area  
45 sq m / 486 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.