



Ferncliffe Road, Birmingham B17 0QJ

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welcome to

Ferncliffe Road, Birmingham

**** THREE - BEDROOM APARTMENT *** TENANT IN SITU *** B17 HARBORNE *** CLOSE TO AMENITIES *** STONE'S THROW FROM QUEEN ELIZABETH HOSPITAL AND UNIVERSITY OF BIRMINGHAM *** BEAUTIFUL KITCHEN *** GENEROUS LIVING ROOM *** OFFICE *** COMMUNAL GARDENS ***

Agent Note

This property is council tax band A.

Entrance

Communal lobby.

Entrance Hall

Intercom entry system.

Study

8' x 5' (2.44m x 1.52m)

Double glazed window, central heating radiator.

Lounge

17' x 9' (5.18m x 2.74m)

Double glazed windows, central heating radiator.

Kitchen

12' 1" x 8' (3.68m x 2.44m)

Double glazed window, range of wall & base units with worktops over, stainless steel sink & drainer with mixer tap, extractor hood, induction hob, breakfast bar, tiled splash-back, walk in pantry with plumbing for utilities.

Bedroom 1

10' x 7' (3.05m x 2.13m)

Double glazed window, central heating radiator.

Bedroom 2

13' x 9' 1" (3.96m x 2.77m)

Double glazed window, central heating radiator.

Bedroom 3

10' x 6' 1" (3.05m x 1.85m)

Double glazed window, central heating radiator

Bathroom

Double glazed frosted windows to study, heated towel rail, bath with shower over, low level flush w/c, wash hand basin with mixer tap, built in storage.

Garden

Communal grounds.

Parking

On-street parking.





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welcome to

Ferncliffe Road, Birmingham

- Three-bedrooms.
- B17 Harborne.
- Close to amenities.
- Queen Elizabeth Hospital nearby.
- Beautiful kitchen.

Tenure: Leasehold EPC Rating: C

Council Tax Band: A Service Charge: 547.53

Ground Rent: 10.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 04 May 2015. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£170,000



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.focalagent.com

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Property Ref:
HBN111983 - 0009

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