



Merlin Walk, Birmingham B35 6QL



Ground Floor

First Floor

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

welcome to Merlin Walk, Birmingham

- TWO BEDROOMS
- DUPLEX APARTMENT
- OPEN PLAN

- KITCHEN
- LOUNGE

Tenure: Leasehold

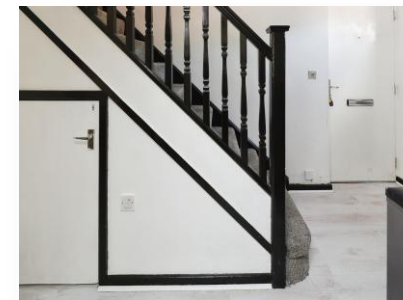
EPC Rating: C

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2006. Should you require further information please contact the branch. Please Note additional fees could be incurred for

Council Tax Band: B Service Charge: 4056.00

Ground Rent: 132.00

offers over **£110,000**



Agent Note

Entrance Hall

Lounge/Kitchen

19' x 14' (5.79m x 4.27m)

Bedroom One

9' x 7' 1" (2.74m x 2.16m)

Bedroom Two

9' x 7' 1" (2.74m x 2.16m)

Bathroom

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Property Ref:

CAB111186 - 0003

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