



Maytree Close, Birmingham



Property Description

Burchell Edwards are delighted to bring to market two bedroom first floor flat, superbly located near to many local shops and eateries.

This property can be found on the upper floor of the building and in brief compromises large lounge, modern fitted kitchen, a bathroom with separate WC and two double bedrooms. There is also a long lease of over 100 years available.

Sold with no upward chain, making this an ideal purchase for couples. those trying to get themselves onto the property ladder or even looking to downsize.

Location is key as it offers easy access to Birmingham City Centre, local transport links as well as being sat amongst many local amenities/shops.

Viewings are essential to gain a sense of the space and accommodation available.

We believe this property is of non-standard construction and therefore ask that all buyers are to make their own enquiries with regard to the suitability of the property and satisfy themselves with any regard to mortgage provision and other associated costs of purchase. Construction type: Morris and Jacob Timberframe.

Entrance Hallway

Door to front elevation, central heating radiator and laminate flooring.

Lounge

Double glazed windows to front and rear elevations, central heating radiator and laminate flooring.

Kitchen

Double glazed window to front elevation, a range of wall and base units with work surface over incorporating a sink with drainer unit, integrated oven and grill, electric hob, storage cupboard and laminate flooring.

Bedroom One

Double glazed window to rear elevation, central heating radiator and laminate flooring.

Bedroom Two

Double glazed window to rear elevation, central heating radiator and laminate flooring.

Bathroom

Double glazed window to front elevation, bath with shower over, heated towel rail, laminate flooring.

Separate W.C

Double glazed window to front elevation, W.C and laminate flooring.











Floor Plan

Total floor area 72.4 m² (779 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



To view this property please contact Burchell Edwards on

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2-4 Hurst Lane
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EPC Rating: C Council Tax
 Band: A

Service Charge: 101.00 Ground Rent:
 10.00

Tenure: Leasehold

view this property online burchelledwards.co.uk/Property/CBW211084

This is a Leasehold property with details as follows; Term of Lease 125 years from 18 Apr 2005. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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