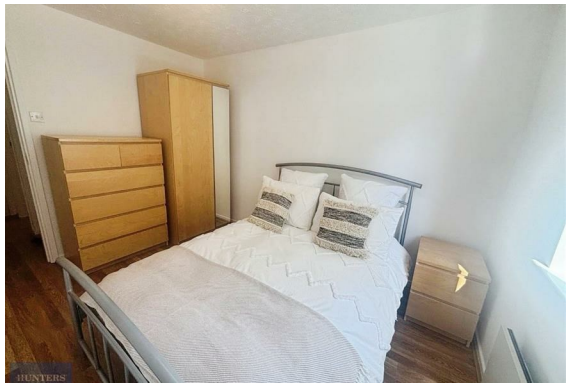

Griffin Gardens, Harborne, Birmingham, B17 0HU

- Immaculately Presented One Bedroom Apartment in Popular Development
- Ground Floor
- Allocated Parking Space Included
- No Upward Chain
- On the Doorstep of QE Medical Complex and Birmingham Univeristy
- Ideal for First Time Buyers Or Investment
- Excellent Access to Harborne High Street, Birmingham University and Train Station
- EPC Rating - D

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Offers In The Region Of £139,950

Griffin Gardens, Harborne, Birmingham, B17 0HU

DESCRIPTION

An immaculate one bedroom apartment positioned on the ground floor of this popular development, situated in a quiet cul-de-sac location in very close proximity to Queen Elizabeth Medical Complex. The property is an ideal first time purchase or investment, and additionally benefits from an off-street parking space and No Upward Chain.

The property is fully double glazed and provides electric heating. The property includes a secure communal entrance with voice intercom system, and the communal area leads to where the property is situated on the ground floor.
The property comprises entrance hallway with voice intercom and a large storage cupboard, a spacious living area providing space for both living and dining room furniture with access to a separate kitchen which comprises wall and base level units with complimentary work surfaces and tiled splash-back, with integrated oven and electric hob with space for other necessary kitchen appliances. There is one spacious double bedroom which is complimented by a re-fitted bathroom suite comprising wc, wash hand basin and bath with separate electric shower.

Outside the property are superbly maintained communal grounds, along with car parking for residents and visitors.

The property is nestled within this quiet but extremely convenient cul-de-sac located just off the popular Metchley Lane, within immediate proximity of the Queen Elizabeth Medical Complex and nearby to the University of Birmingham and University train station. Harborne High Street is readily accessible with its excellent array of shopping, restaurant and café facilities.

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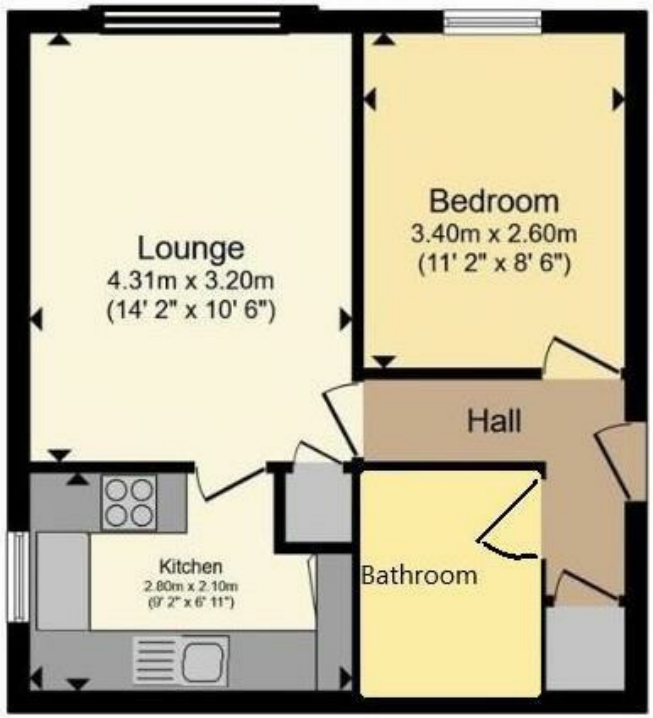


Total floor area 39.5 m² (425 sq.ft.) approx

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

Viewings

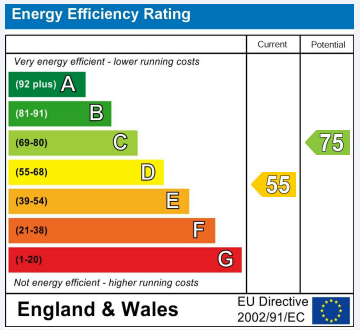
Please contact harborne@hunters.com,if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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