



**Connells**

Hadley Lodge Quinton Lane



## Property Description

Hadley Lodge is a delightful development of 43-one-and-two-bedroom retirement apartments located in the suburb of Quinton. The Lodge benefits from far reaching cityscape views from the upper floors. Quinton is situated to the west of Birmingham near to the neighbouring areas of Harborne, Edgbaston and Bournville, and is within an easy travel distance of the beautiful Clent Hills nearby.

## Approach

## Communal Areas

Hadley Lodge's manager is on hand throughout the day to support the residents and keep the development in perfect shape. The manager assists with arranging regular events in the Owners' Lounge from coffee mornings to games afternoons.

## Main Accommodation

## Entrance Hallway

Ceiling Light Point, Panelled Radiator, Large Storage Cupboard

## Lounge

19' 3" x 11' 4" ( 5.87m x 3.45m )

Ceiling Light Point, TV Point, Panelled Radiator, Electric Fireplace with Surround

## Kitchen

8' x 7' 7" ( 2.44m x 2.31m )

Fitted with Matching Wall & Base Units, Sink with Drainer, Fitted Appliances comprising of Ceramic Induction Hob, Extractor Fan, Brushed Stainless Steel Waist-Height Oven, Fridge and Frost-Free Freezer, Zanussi Washer Dryer, Slip-Resistant flooring

## Bedroom

15' 6" x 9' 4" ( 4.72m x 2.84m )

Double Bedroom, Ceiling Light Point, Panelled Radiator, Mirror-Fitted Wardrobes

## Shower Room

Walk in Thermostatic Shower, Low Flush WC, Sink, Fitted Mirror and Shaver Socket, Tiled, Heated Towel Rail, Shower Fan, Slip-Resistant Flooring

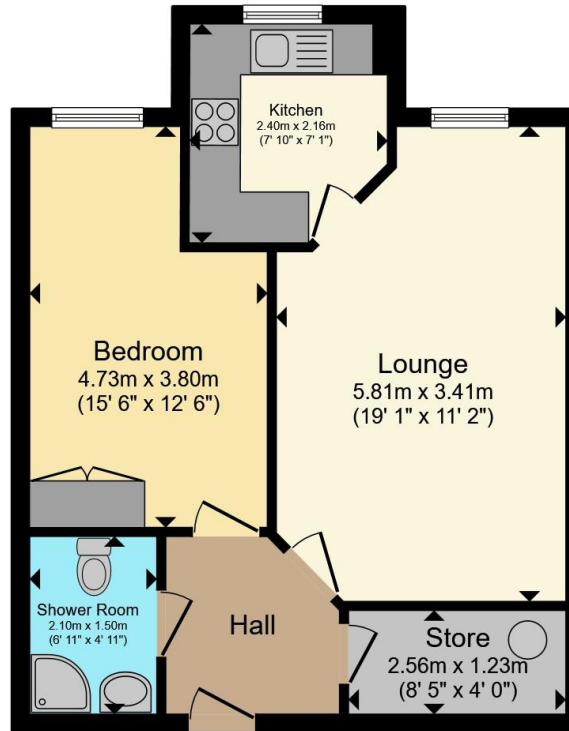
## Communal Gardens

Well Cared for Communal Gardens, which offers Summer Garden Parties and owners can also organise their own group activities such as gardening and recreational.









Total floor area 46.5 m<sup>2</sup> (501 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](http://www.propertybox.io)



To view this property please contact Connells on

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158 High Street Harborne  
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EPC Rating: B Council Tax Band: A

Service Charge: 3423.82

Ground Rent: 812.66

Tenure: Leasehold

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This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Apr 2018. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as



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