

AP MORGAN



Riverpark Way, Northfield
£1,100 per month

Features:

- Well-presented, first floor flat
- Two double bedrooms
- Spacious kitchen/lounge/diner
- Family bathroom
- Plenty of storage
- Allocated parking bay & visitor parking
- Prime positioning for amenities
- Furniture shown - included

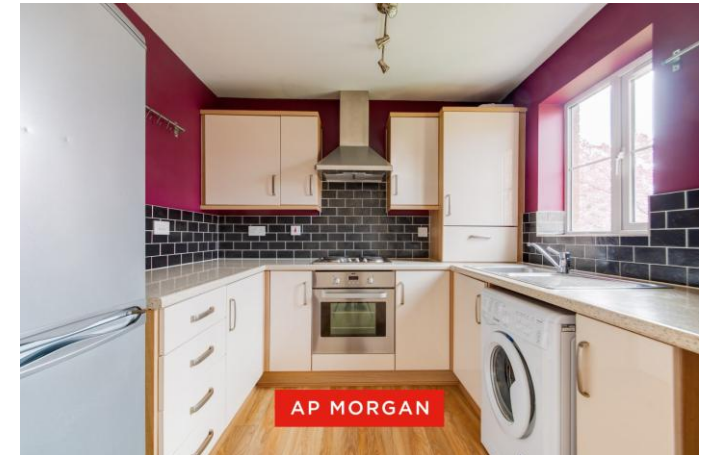
Description:

This well-presented, two-bedroom first-floor flat is now available to let. Presenting a spacious kitchen/lounge/diner, two double bedrooms, family bathroom, plenty of storage, an allocated parking bay, and is in a prime position for amenities.

Approaching the flat, there is a large car park with allocated parking bays and visitor parking. The block is accessed through a security door and intercom system, with stairs leading to the first-floor flat.

Entering the hall, there is plenty of room for removing outdoor footwear and jackets, with an integral storage cupboard immediately accessible. The spacious kitchen/lounge/diner presents substantial room for multiple suites, free-standing furniture, and is well illuminated by a Juliet balcony. Additionally, there is room for a large dining table, chairs and access to the kitchen, which hosts plenty of counter space alongside an integral electric oven, electric hob, sink with drain and space/plumbing for included white goods. Bedroom one is a large double, looking to the rear aspect, hosting room for an included wardrobe. Bedroom two is also a large double, looking to the rear. The family bathroom presents a wash basin, WC and bath/shower.

The flat is in prime positioning for local amenities, approximately 1.4 miles away from Northfield High Street. Other amenities are a short drive from the property including local schooling, supermarkets, shops, restaurants with public transport links readily available and within walking distance.



Details:

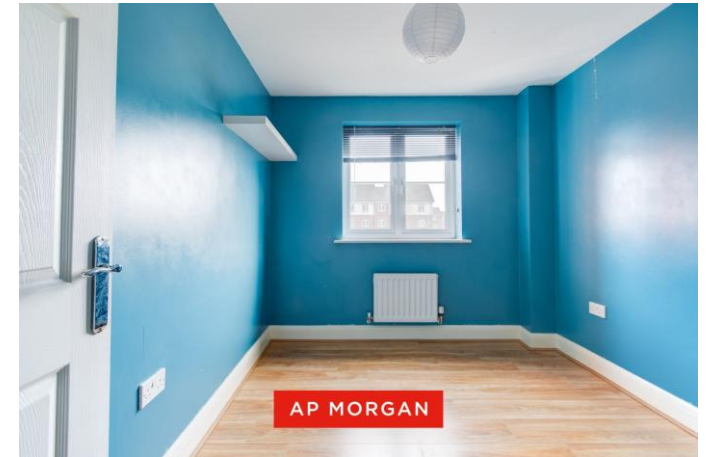
Hall

Lounge/Kitchen/Diner 24'3" x 14'6" (7.4m x 4.42m) Both Max

Bedroom One 8'6" x 16'1" (2.6m x 4.9m)

Bedroom Two 8'6" x 9'10" (2.6m x 3m)

Bathroom 6'7" x 6'3" (2m x 1.9m)



EPC Rating: B

Council Tax Band: B (tbc by solicitors).

Tenure: To be advised (tbc by solicitors).

For more information or to arrange a viewing, please call us on 0121 827 6827.

How can we help you?

Need a mortgage?

We recommend Wiser Mortgage Advice. They will search the market for you to ensure you get the right lender and mortgage deal. They typically achieve mortgage offers much more quickly than if you were dealing with lenders directly. The initial appointment is free and without obligation. Call us on 0121 827 6827, or visit their website for more information: www.wisermortgageadvice.co.uk

Property to sell?

If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation and we will visit your property and discuss your needs.

Need a solicitor?

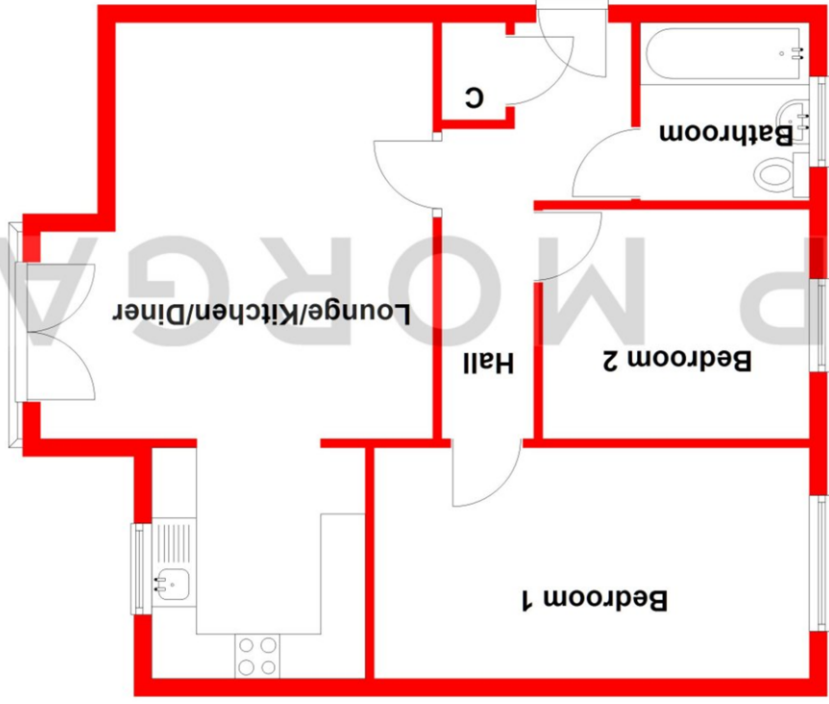
A good solicitor can save you literally weeks of time in the buying/selling process, reducing the stress levels of all involved. We will instruct a reputable firm that is competitive on cost and very reliable. Just ask for a quote.

Need a removal company and storage?

A professional removal company takes the stress out of moving. Knowing that your belongings are safe and insured far outweighs any small savings by trying to do it yourself or using a man-and-a-van service. We work closely with and recommend Cube Removals as the leading local firm. For peace of mind and a reliable service call them on 0800 193 0000 or visit their website, cuberemovals.co.uk, to arrange a survey.

First Floor

Approx. 58.6 sq. metres (631.3 sq. feet)
(excluding unnamed room)



Total area: approx. 58.6 sq. metres (631.3 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms, and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Plan produced using PlanUp.

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