

A three-story brick house with a light brown brick facade. The house has multiple white-framed windows, some of which are double-glazed. A black sign with white lettering that reads "BEECH HOUSE" is mounted on the wall. The house is surrounded by greenery, including trees and a lawn. The sky is blue with some clouds.

**AP MORGAN**

**Church Road, Northfield**  
Asking Price £130,000



### Features:

- Second floor flat
- One double and one single bedrooms
- Spacious lounge
- Large breakfast kitchen
- Bathroom
- Resident parking
- Prime positioning for amenities

### Description:

This well presented, Two-bedroom, second floor apartment situated in Northfield presents a spacious lounge, large breakfast kitchen, One double & one single bedrooms, a bathroom, resident parking and is well positioned for amenities access.

189 Years left on lease

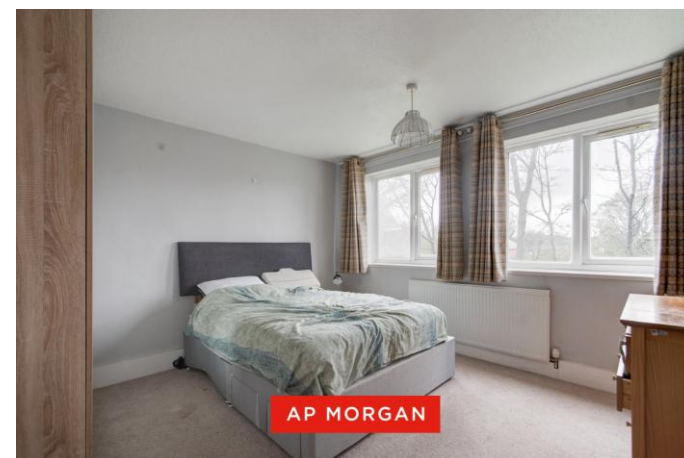
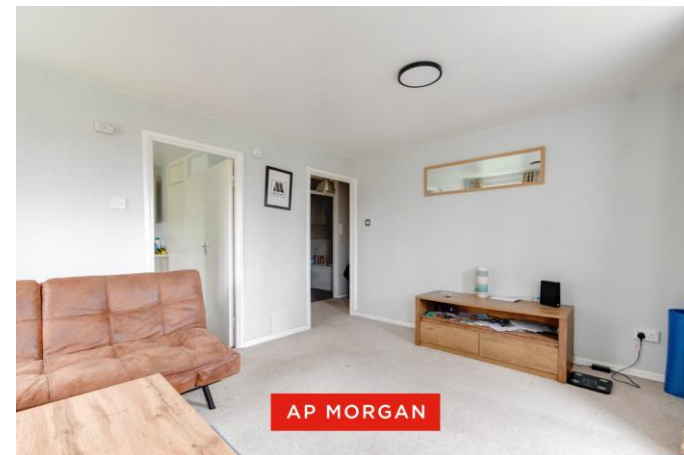
£15 Ground rent p/a

£1,520 Service charge p/a

Approaching the property, there is a paved path leading to the front and rear doors allowing access through a security door and intercom system with central stairs leading to the front door of the apartment.

Entering the apartment there is a hall and an immediate storage cupboard, perfect for storing outdoor footwear and jackets. The lounge is spacious presenting multiple suites and additional space for freestanding furniture. The breakfast kitchen is large and offers ample counterspace with an integral electric oven, electric hob, sink with drain, breakfast counter with seating and space/plumbing for freestanding appliances in the integral cupboards. Bedroom One is a large double looking to the rear and Bedroom Two is the single of the property also looking to the rear. The bathroom presents a washbasin, WC and bath/shower. The apartment is completed by multiple storage cupboards.

Situated approximately one mile from Northfield High Street, this property is a short drive to local amenities including shops, supermarkets, restaurants and schooling. Additionally public transport links, local train stations and access to the M42/M5 are readily available.



**Details:**

**Hall**

**Lounge** 11'4" x 14'8" (3.45m x 4.47m)

**Kitchen/Breakfast Room** 9'3" x 9'2" (2.82m x 2.8m)

**Bedroom One** 11'4" x 11'10" (3.45m x 3.6m)

**Bedroom Two** 11'4" x 6'4" (3.45m x 1.93m)

**Bathroom** 5'6" x 6'11" (1.68m x 2.1m)

**EPC Rating:** D

**Council Tax Band:** B (tbc by solicitors).

**Tenure:** Leasehold (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 Wisser 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.wissermortgageadvice.co.uk](http://www.wissermortgageadvice.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?

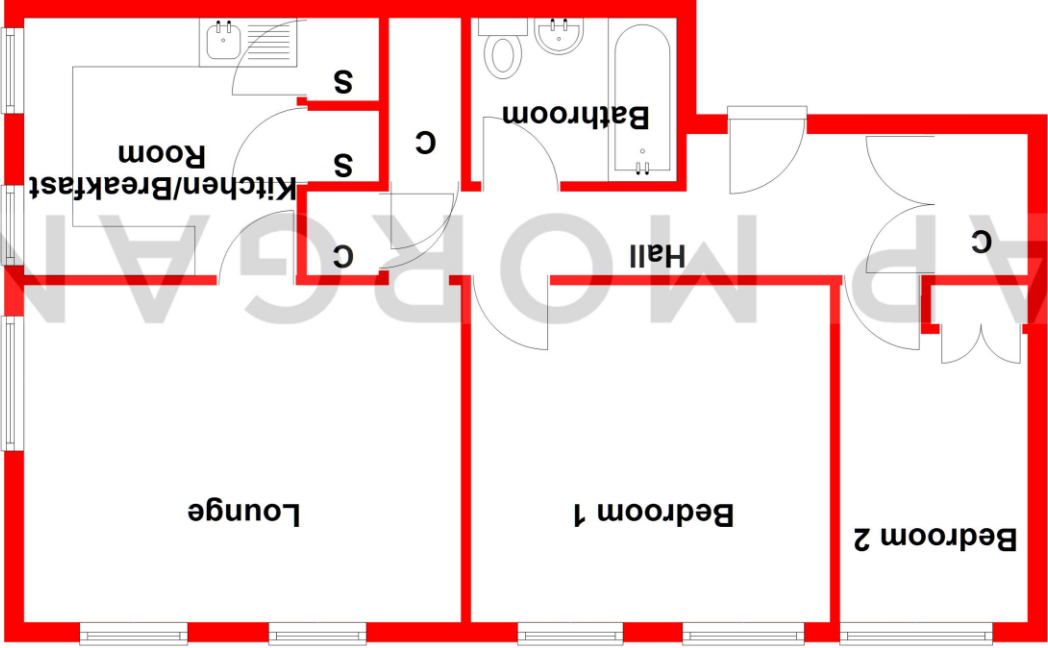
A good solicitor can save you literally weeks of time in the buying/selling process, reducing the stress levels of all involved. We will instruct a reputable firm that is competitive on cost and very reliable. Just ask for a quote.

Identity Checks

Estate Agents are required by law to conduct anti-money laundering checks on all those buying a property. We have partnered with a third party supplier to undertake these who will contact you once you have had an offer accepted on a property you wish to buy. The cost of these checks is £39 + VAT per buyer and this is a non-refundable fee. These charges cover the cost of obtaining relevant data, any manual checks and monitoring which might be required. This fee will need to be paid and the checks completed in advance of the issuing of a memorandum of sale on the property you would like to buy.

Second Floor

Approx. 59.6 sq. metres (641.5 sq. feet)



Total area: approx. 59.6 sq. metres (641.5 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 mis-statement. 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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