

AP MORGAN



Riverpark Way, Northfield
Offers in the region of £130,000

Features:

- Well-presented, upper floor, one bedroom flat.
- Generously sized lounge
- Large double bedroom
- Ample fitted kitchen
- Modern bathroom
- Plenty of storage
- Allocated off-street parking
- Prime positioning for amenities

Description:

This well presented, one bedroom, third floor flat in Northfield, Birmingham is perfect for a first-time buyer. Presenting a generously sized lounge, ample fitted kitchen, large double bedroom, plenty of integral storage, modern bathroom, allocated off-street parking and is in prime positioning for amenities access.

Approaching the property, there are allocated parking spaces and visitor bays. There is a paved path leading you to the front security door of the block which is controlled by a fob and intercom system.

Entering the flat, there is a hallway which offers room for removing jackets and footwear with two sizable cupboards giving plenty of immediate storage space. The generously sized lounge hosts space for multiple suites and freestanding furniture, with views to the front and side aspects. The adjoining kitchen offers ample counterspace with an integral electric oven, electric hob, sink with drain and space/plumbing for freestanding appliances. The bedroom is a large double looking to the side aspect with the flat completed by a modern bathroom hosting a washbasin, 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 15'2" x 11'4" (4.62m x 3.45m)

Kitchen 8'8" x 6'3" (2.64m x 1.9m)

Bedroom 8'8" x 10'7" (2.64m x 3.23m) Both Max

Bathroom 8'1" x 6'3" (2.46m x 1.9m)

EPC Rating: C

Council Tax Band: A (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 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?

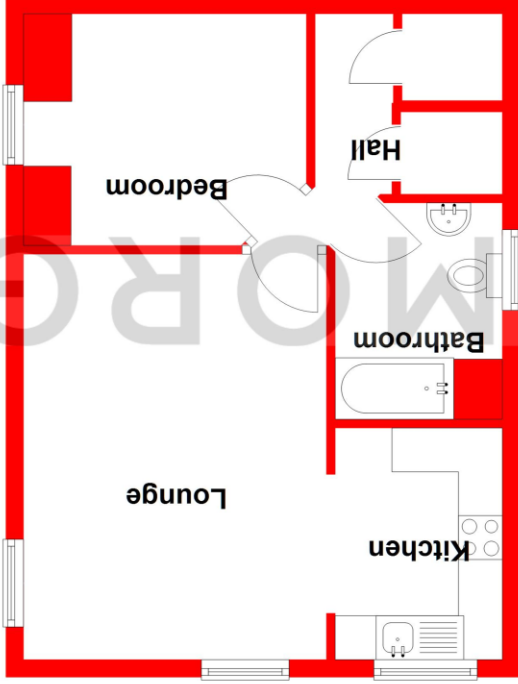
A good solicitor can save you literally weeks of time in the buying/selling process, reducing the stress levels of all involved. We will instruct a reputable firm that is competitive on cost and very reliable. Just ask for a quote.

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 £99 + 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.

Third Floor

Approx. 40.2 sq. metres (432.6 sq. feet)



Total area: approx. 40.2 sq. metres (432.6 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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