



AP MORGAN

Bell Court, Birmingham

Asking Price £92,500

Features:

- 50% Shared Ownership, Fantastic Opportunity for a First Time Buyer
- Option to Staircase up to 100% of Full Value
- Two Bedroom Ground Floor Apartment
- Open-Plan Kitchen/Diner
- Modern Family Bathroom
- Resident Parking
- Very Well Situated for Local Schools

Description:

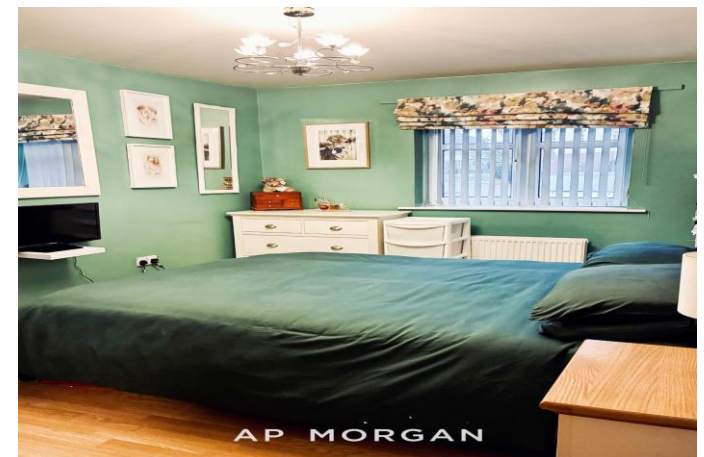
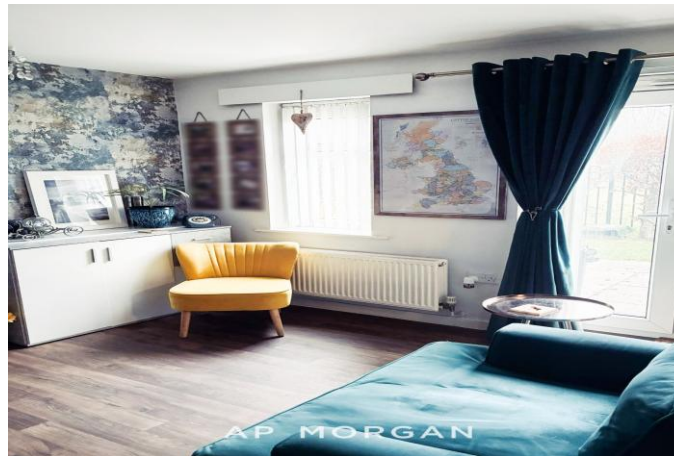
****50% SHARED OWNERSHIP!!****

Situated in a popular location is this two-bedroom ground floor apartment with spacious rooms and access to outdoor communal spaces. The property is approached via dedicated resident parking, offering convenient off-street space and easy access straight to the building entrance.

Once inside, the interior briefly comprises a welcoming entrance hall, providing practical storage space and smooth access to every room. To the front, you will find a bright and airy lounge area, a generous living space perfect for relaxing or entertaining, with plenty of room for large furniture arrangements and natural light flooding in. Adjacent to this is the open-plan kitchen/diner, fully fitted with a modern range of units, worktops and integrated appliances, offering ample space for cooking and dining, making it a fantastic social and everyday living area.

Moving to the accommodation, there are two well-proportioned bedrooms: Bedroom One is a spacious main room, ideal as a double bedroom with space for wardrobes and storage, while Bedroom Two works perfectly as a second double, guest room, home office or nursery. Completing the interior is a well-appointed family bathroom, fitted with a bath, wash hand basin and WC, finished to a good standard and serving both bedrooms comfortably.

Moving outside, the property enjoys well-maintained rear communal areas, beautifully kept and offering additional space to enjoy, relax or socialise with neighbours.



The location is excellent, being close to a wide selection of eateries, shops and everyday amenities, putting everything you need within easy reach. It is also conveniently placed to easily access major transport links, making it ideal for commuters and anyone wanting quick and easy travel around the area.

104 Years left on Lease

Service Charge - £1335.12

50% Shared Ownership - Monthly rent is £233.29 to Citizen Housing

Details:

Entrance Hall

Kitchen/Diner 10'11" x 8'11" (3.33m x 2.72m)

Lounge Area 13'5" x 8' (4.1m x 2.44m)

Bedroom 1 14'1" x 9'7" (4.3m x 2.92m)

Bedroom 2 14'1" x 9'4" (4.3m x 2.84m)

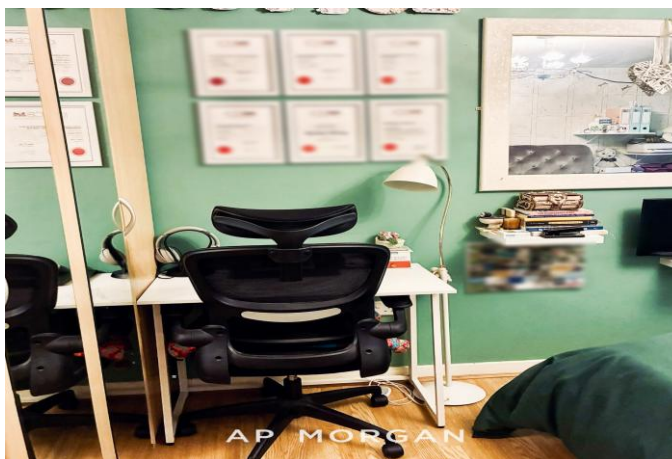
Bathroom 7'3" x 5'3" (2.2m x 1.6m)

EPC Rating: C

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 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?

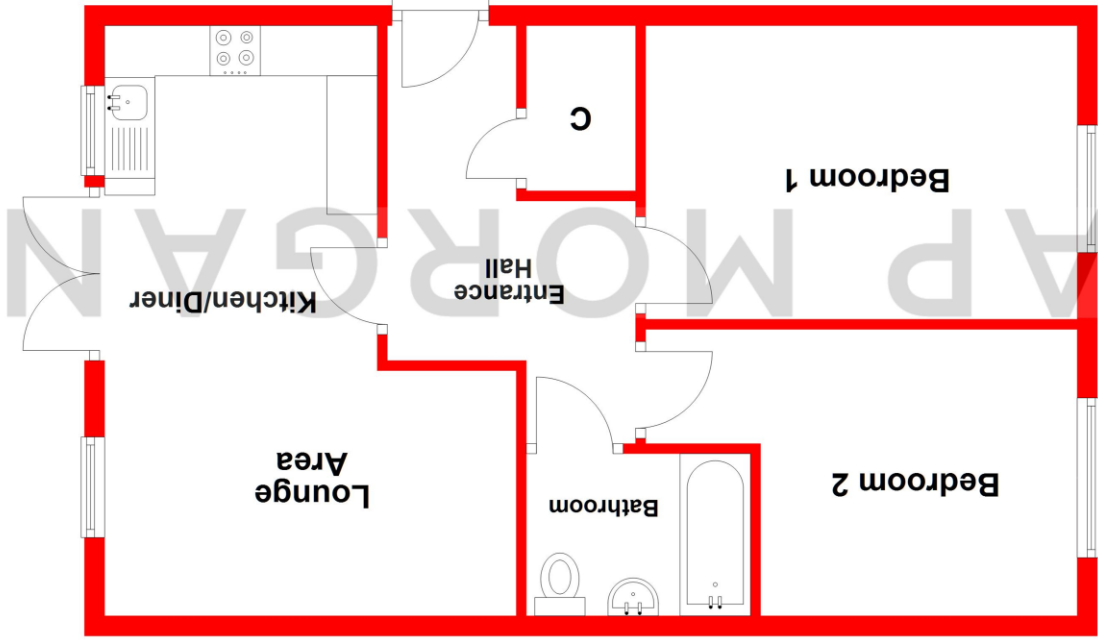
A good solicitor can save you literally weeks of time in the buying/selling process, reducing the stress levels of all involved. We will instruct a reputable firm that is competitive on cost and very reliable. Just ask for a quote.

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.

Ground Floor

Approx. 610.7 sq. feet



Total area: approx. 610.7 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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