



Apartment 4 22 Twickenham Drive

Moseley, Birmingham, B13 8LY

Asking Price £150,000



****OFFERED AS 25% DISCOUNTED SALE PRICE UNDER THE GOVERNMENTS LOW COST HOUSING SCHEME - SUPERB TWO BEDROOM FIRST FLOOR APARTMENT WITH NO CHAIN!!**** We are delighted to offer this well presented two bedroom, first floor apartment located in this prime location off Reddings Road in Moseley, offering great access into Moseley Village with all of its associated amenities including cafes, coffee shops, bars, restaurants and shopping facilities and good transport links into the City Centre. The property is situated in this quiet cul-de-sac with views over the communal play grounds with the apartment itself offering central heating and double glazing and the following accommodation; communal grounds, secure communal entry, hallway, open plan living and dining room, kitchen, two bedrooms and a bathroom as well as access to a private loft space for storage. The property also benefits from one allocated parking space and well manicured rear communal gardens. Energy Efficiency Rating C. To arrange your viewing to fully appreciate the accommodation on offer please contact our Moseley office or alternatively please visit our website for further information.

Please note; The property is offered as 75% discounted sale price as part of the Governments 'low cost housing' initiative via the Birmingham City Council. Please contact one of our members of staff for further information on the above and to see if you're eligible to purchase.



Approach

The property is approached via communal gardens leading to communal hallway with storage cupboard housing the water meter and leads to front entry door opening into:

Hallway

With two ceiling light points, central heating radiator, loft access point with private storage available and doors opening into:

Living Room

17'8" x 9'9" x 12'4" (5.40 x 2.98 x 3.78)

With two ceiling light points, two double glazed dual aspect windows to the front and side aspects and two central heating radiators with archway leading to;

Kitchen

9'4" x 7'5" (2.87 x 2.27)

With two ceiling light points, central heating radiator, two double glazed dual aspect windows to the rear and side aspect, lino to flooring, wall and base units with work surfaces over incorporating integrated washing machine, under counter fridge and space for dishwasher, integrated gas hob with extractor over, Bosch oven and grill and storage cupboard with shelving and Potterton power max boiler.

Bedroom One

9'9" x 9'9" (2.99 x 2.98)

With ceiling light point, central heating radiator, built-in wardrobes and dressing area and double glazed window to the rear aspect.

Bedroom Two

8'6" x 8'3" (2.61 x 2.53)

With ceiling light point, central heating radiator and double glazed window to the front aspect.

Bathroom

7'0" x 5'5" (2.15 x 1.66)

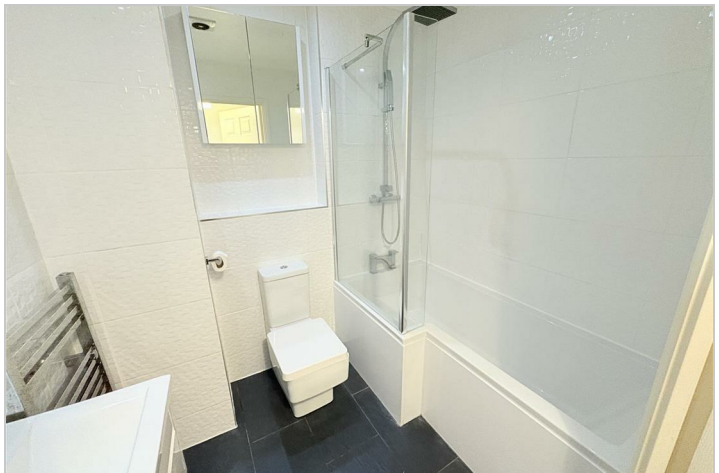
With tiled flooring, tiling to walls, ceiling light point, low flush WC, sink with hot and cold mixer tap and drawer storage below, wall mounted towel radiator, bath with hot and cold mixer tap and shower over and shower screen.

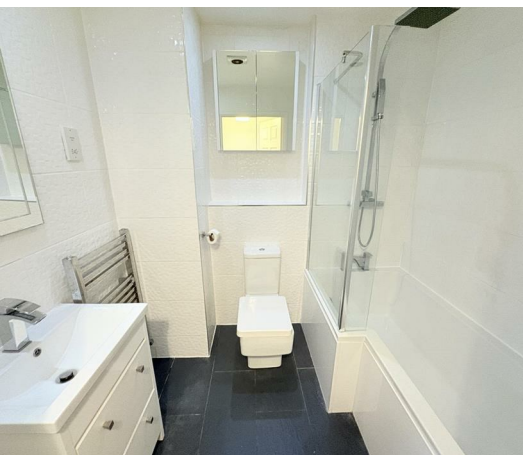
Tenure Details

We have been informed by our vendors the property is Leasehold and that the lease term remaining is approximately 105 years, the ground rent is £150.00 per annum and the service charges are approximately £940.00 per annum (subject to confirmation from your legal representative).

Council Tax Band

According to the Direct Gov website the Council Tax Band for Apartment 4, 22 Twickenham Drive, Moseley, Birmingham, B13 8LY is band B and the annual Council Tax amount is approximately £1,739.89, subject to confirmation from your legal representative.





Floor Plan

First Floor



Viewing

Please contact our Rice Chamberlains Moseley Office on 0121 442 4040 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

1. Additional Services / Referral Fees

1.1 By law, the Agent must tell you if it or any connected person intends to earn any commission from offering you other services. If the Agent or any connected person earns money from any of these services, the Agent or connected person would keep the commission. The following services may be offered by the Agent or connected persons: lettings, financial services, surveying services and conveyancing.

Energy Efficiency Graph

