

AP MORGAN



Ambassador Avenue, Birmingham
Offers in excess of £170,000

Features:

- One double bedroom
- Spacious kitchen/living room/diner
- Contemporary bathroom
- Cycle store
- Allocated parking bay
- Close to amenities

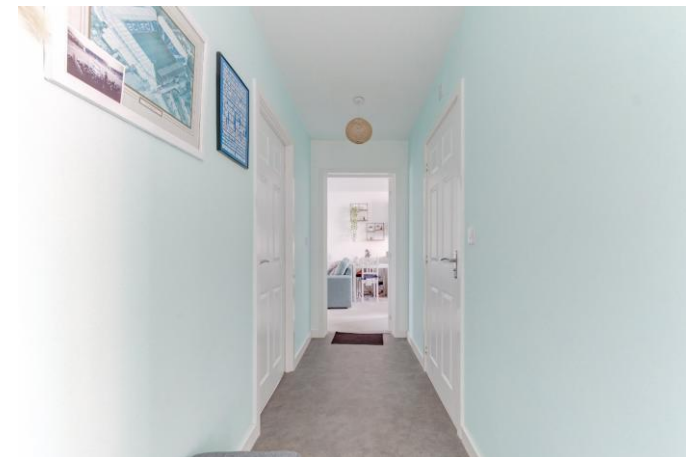
Description:

Introducing this second-floor, one-bedroom apartment, located in a modern apartment block. The property offers a spacious open-plan kitchen/living/dining area, a generously sized double bedroom, and a well-appointed bathroom, along with the benefit of an allocated parking space, situated in the highly sought-after area near Longbridge Town Centre.

Upon entering, the hallway—featuring a useful storage cupboard—leads into the bright and spacious kitchen/living/dining area, which provides ample space for both comfort and dining. The kitchen is fitted with sleek cupboards offering plenty of storage, an integrated cooker with electric hob, and a breakfast bar, while the living area benefits from French doors opening onto a Juliet balcony.

The hallway also gives access to the generously sized double bedroom, complete with a built-in mirrored sliding-door wardrobe for maximum space and storage, as well as two windows that create a bright and airy atmosphere. The bathroom is well-equipped with a toilet, wash basin, bathtub, and separate shower cubicle. The property also comes with one allocated parking space.

Ideally located close to Longbridge Town Centre, the apartment benefits from nearby shops and amenities. Longbridge train station provides direct services into Birmingham City Centre, and the property is conveniently positioned for road travel to the city centre, the M5 and M42 motorways, and beyond. Several well-regarded primary and secondary schools are also located nearby.



Details:

Hall

Kitchen/Living Room/Diner 22'4" x 10'4" (6.8m x 3.15m)

Both Max

Bedroom One 10'10" x 14'1" (3.3m x 4.3m) Both Max

Bathroom 6'4" x 7'4" (1.93m x 2.24m) Both Max



EPC Rating: To be confirmed

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?

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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.



Ground Floor
Approx. 48.8 sq. metres (525.6 sq. feet)

Total area: approx. 48.8 sq. metres (525.6 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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