

**AP MORGAN**



**Middleton Hall Road, Birmingham**  
Asking Price £120,000



**Features:**

- One double bedroom
- Generous lounge/diner
- Large kitchen/diner
- Shower room
- WC
- Allocated parking
- External resident garages

**Description:**

This well presented, one bedroom, ground floor flat presents a generous lounge/diner, large kitchen/diner, one double bedroom, a shower room, separate WC and resident parking.

Approaching the property there are parking bays for resident parking and access through a security door with a tannoy.

Entering the property to the hall, there is immediate access to the generous lounge/diner which presents space for multiple suites, a front facing window giving views to the front aspect and a dining area supporting a dining table and chairs. There is also access to the kitchen/diner presenting ample counterspace with an integral sink and additional space/plumbing for freestanding appliances. Bedroom One is a large double looking to the front aspect with room for freestanding furniture. The shower room presents a washbasin and shower with a separate WC accessed from the hall. The flat is completed by an airing cupboard hosting storage and a water tank.

Situated in Birmingham, this property is approximately 1.3 miles away from Northfield shopping centre and is a short drive from amenities such as schooling, restaurants, shops and supermarkets. There are public transport links and easy access to major roadworks, namely the M42 and M5 motorways.



**Details:**

**Hall**

**Lounge/Diner** 11'1" x 15'9" (3.38m x 4.8m)

**Kitchen/Diner** 8'9" x 9'1" (2.67m x 2.77m)

**Bedroom One** 11' x 12'9" (3.35m x 3.89m)

**Shower Room** 6'1" x 4'11" (1.85m x 1.5m)

**WC** 4'10" x 2'8" (1.47m x 0.81m)



**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?

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Property to sell?

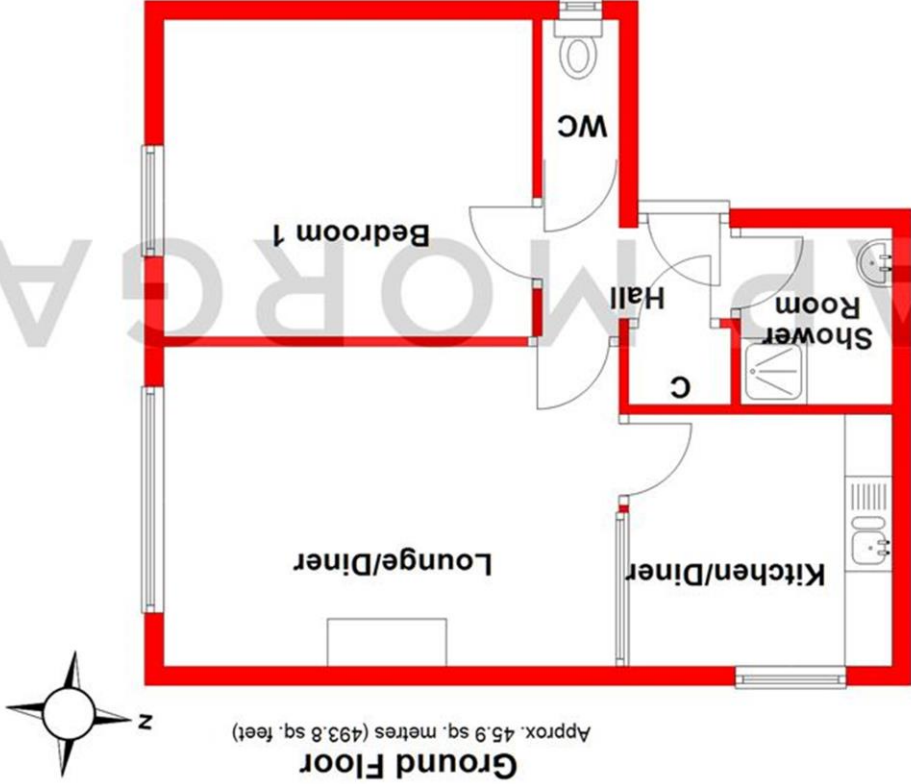
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Total area: approx. 45.9 sq. metres (493.8 sq. feet)

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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