

AP MORGAN



Elms Court, New Road, Bromsgrove
Guide Price £85,000

Features:

- Investors only tenant in situ
- One bedroom first floor apartment
- Communal outdoor terrace
- Lounge with Juliet balcony
- Fitted Kitchen
- Bathroom
- Secure Parking
- Sought after location

Description:

OFFERED WITH A TENANT IN SITU GENERATING OVER 9% YIELD

Situated within a desirable location of Aston Fields, sought after for its access to a mix of trendy bars, eateries and Bromsgrove train station, is this well presented first floor apartment.

The apartment is accessed via a secure intercom entrance with steps leading to a communal landing and an outside walkway that overlooks the secure parking area. Once inside, the property itself briefly comprises an entrance hallway with a useful store cupboard, a lounge/diner with a feature Juliet balcony overlooking an outside communal terrace, a stylish fitted kitchen with an integrated oven and gas hob, a bedroom, and a three-piece bathroom suite with a shower over the bath.

The property further benefits from gas-fired central heating, double glazing, and a secure residents' parking area accessed via a code-operated gate with an allocated parking bay. The property is located within a stone's throw of Bromsgrove Train Station, offering direct links to Birmingham and Worcester city centers and beyond. Bromsgrove town center offers more comprehensive facilities and is only a few minutes' drive away. There is also a regular bus service from Aston Fields into Bromsgrove.

We have been advised that there is currently a remaining lease length of approximately 104 years, an annual service charge of £2,022, and an annual ground rent of £125.



Details:

Hallway

Lounge 4 x 2.8

Kitchen 2.77 x 2.11

Bedroom 2.90 x 2.77

Bathroom 1.91 x 1.63

Secure Parking



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 01527 910 300.

How can we help you?

Need a mortgage?

We recommend Wisser 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 01527 910 300, or visit their website for more information: www.wissermortgageadvice.co.uk

Property to sell?

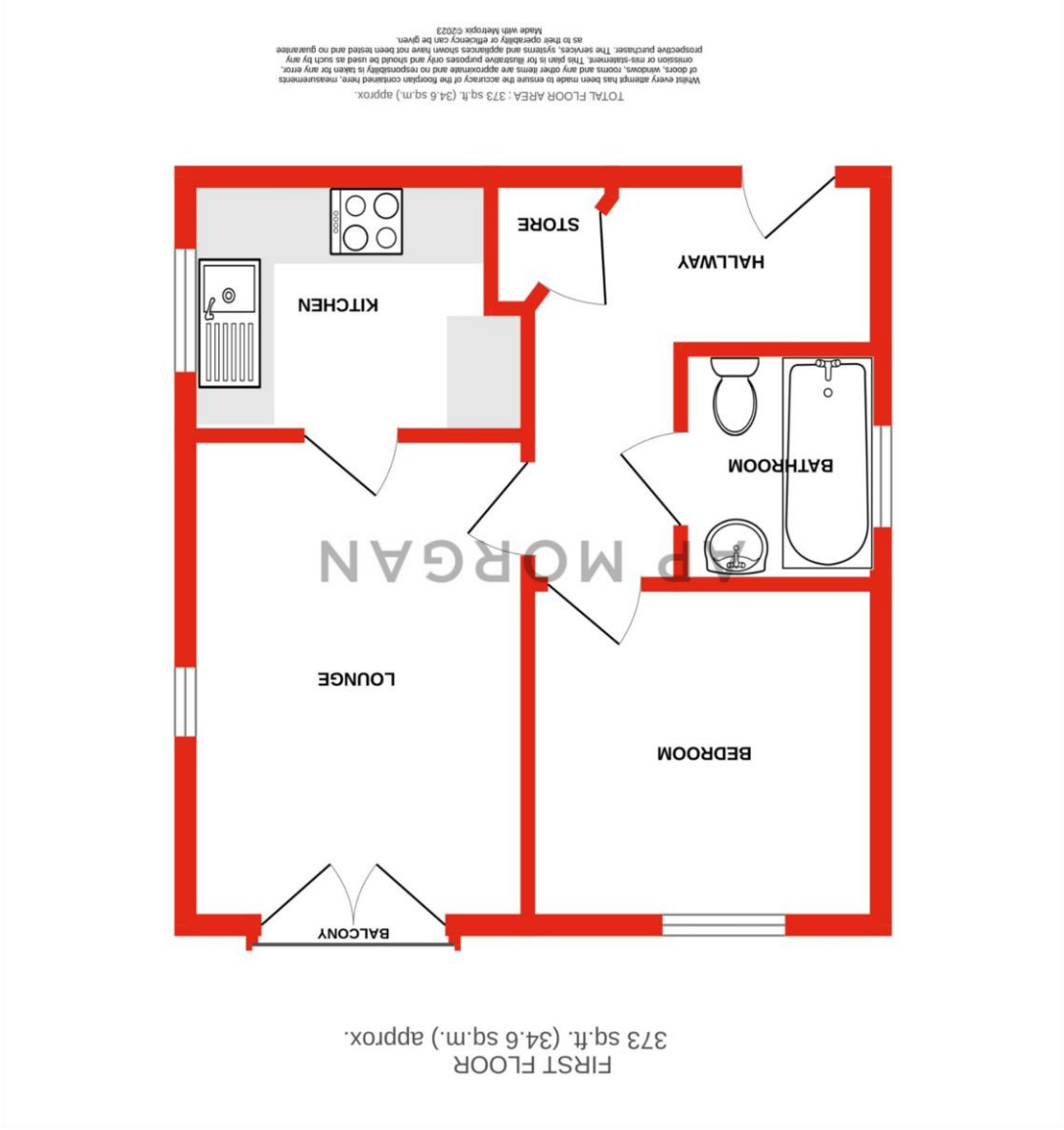
If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we can get your property 'live' quickly. Just book a free valuation 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 laund checks on all those buying a property. We have partnered with party supplier to undertake these who will contact you once you had an offer accepted on a property you wish to buy. The cost these checks is £39 + VAT per buyer and this is a non-refundable These charges cover the cost of obtaining relevant data, any m checks and monitoring which might be required. This fee will n be paid and the checks completed in advance of the issuing of memorandum of sale on the property you would like to buy.



No statement in these details is to be relied upon as representation of fact, and purchasers should satisfy themselves by inspection or otherwise as to the accuracy of the statements contained within. These details do not constitute any part of any offer or contract. AP Morgan and their employees and agents do not have any warranty or representation whatsoever in respect of this property. These details and all statements herein are provided without any responsibility on the part of AP Morgan or the vendors. Equipment: AP Morgan has not tested the equipment or central heating system mentioned in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. Measurements: Great care is taken when measuring, but measurements should not be relied upon for ordering carpets, equipment, etc. The Laws of Copyright protect this material. AP Morgan is the Owner of the copyright. This property sheet forms part of our database and is protected by the database right and copyright laws. No unauthorised copying or distribution without permission.