



smarthomes

Aimsbury Court, Coventry Road

Sheldon, Birmingham, B26 3PN

- A Spacious & Well Presented Second Floor Apartment
- Two Double Bedrooms
- Spacious Lounge Diner
- No Upward Chain

£139,950

EPC Rating 53

Current Council Tax Band A





Property Description

The property is accessed via secure intercom with stairs leading to the second floor landing and this spacious apartment



Entrance Hall

With oak effect flooring, ceiling light point, coving to ceiling, door to airing cupboard and doors radiating off to



Spacious Lounge Diner to Rear

20' 5" x 13' 3" max (6.22m x 4.04m) With two double glazed windows to rear elevation, wall lighting, two ceiling light points, coving to ceiling, wood effect flooring, wall mounted Economy 7 storage heater and decorative fire surround with marble effect hearth



Kitchen

9' 7" x 8' 11" (2.92 x 2.72) Being fitted with a range of wall, drawer and base units incorporating glazed display cabinet with complementary work surfaces, sink and drainer unit with mixer tap, tiling to splashback areas, space for cooker, space and plumbing for washing machine, space for fridge freezer, ceiling light point, tiled flooring and double glazed window



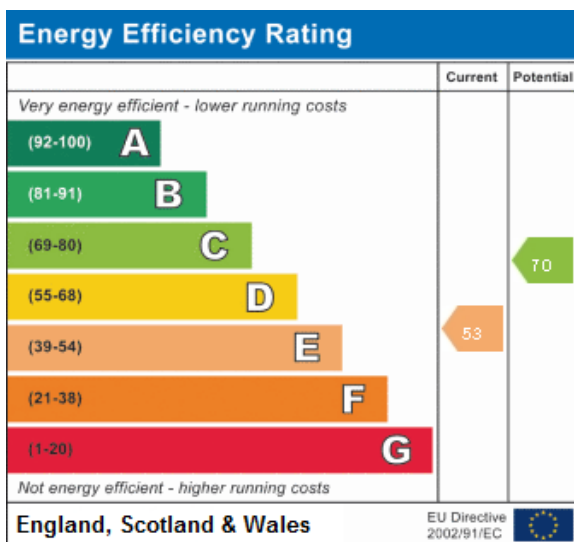
Bedroom One to Side

17' 2" x 10' 1" (5.23 x 3.07) With double glazed window to side elevation, wall mounted heater and ceiling light point



Bedroom Two to Rear

16' 0" x 8' 11" (4.88 x 2.72) With double glazed window to rear elevation, wall mounted heater and ceiling light point



Bathroom

Being fitted with a three piece white suite comprising; panelled bath, low flush WC and pedestal wash hand basin, with tiling to walls, tiled flooring, obscure double glazed window and ceiling light point

Outside Space

With gated communal parking to rear, lawned gardens and external lighting

Tenure

We are advised by the vendor that the property is leasehold with approx. 125 years remaining on the lease, a service charge of approx. £1460 per annum and a ground rent of approx. £40 per annum but are awaiting confirmation from the vendors solicitor. We would strongly advise all interested parties to obtain verification through their own solicitor or legal representative. EPC supplied by Vendor.