



## 35, Warwick Court Wake Green Road, Birmingham, B13 9HF £1,050 Per month



Candlin and Co Ltd Offer COMPANY Let or AST this charming Wake Green Road in Birmingham, this purpose-built flat offers a delightful blend of comfort and convenience. Spanning an impressive 646 square feet, the property features two well-proportioned bedrooms, making it an ideal choice for couples, small families, or those seeking a spacious home office.

Upon entering, you are welcomed into a bright reception room that serves as the heart of the flat, perfect for relaxation or entertaining guests. The layout is thoughtfully designed, ensuring a seamless flow between the living spaces. The kitchen, while not specified, is typically adjacent to the reception area, providing an inviting space for culinary pursuits.

The flat boasts a well-appointed bathroom, catering to all your daily needs. Built in 1965, this property combines classic charm with modern living, offering a unique character that is often sought after in the bustling Birmingham area.

Wake Green Road is known for its vibrant community and excellent transport links, making it easy to access the wider city and beyond. Local amenities, including shops, parks, and schools, are within close proximity, enhancing the appeal of this residence.

