



**115 Metchley Drive, Birmingham, B17 0LB**  
**Asking Price £185,000**

Hadleigh Estate Agents are pleased to present this ground floor apartment within close proximity to Harborne High Street. Offered with no upward chain and further benefitting from a tenant paying £1100pcm.

The property briefly comprises of, entrance porch, good sized living room with dedicated dining area. The windows in each room allow plenty of natural light into this lovely apartment, modern fitted kitchen with built in appliances, two double bedrooms both benefiting from built in wardrobes, fully fitted family bathroom with shower above the bath. The property is also a neutral décor throughout.

The apartment further benefits from a parking space, double glazing and electric heating throughout.

## **General Information**

We have been advised the following information, however we advise for you to confirm this with your legal representative as Hadleigh Estate Agents cannot be held accountable.

Tenure - Leasehold

Length Of Lease – 125 Years From 1st July 2005

Service Charge – Approx £1161.78 PA

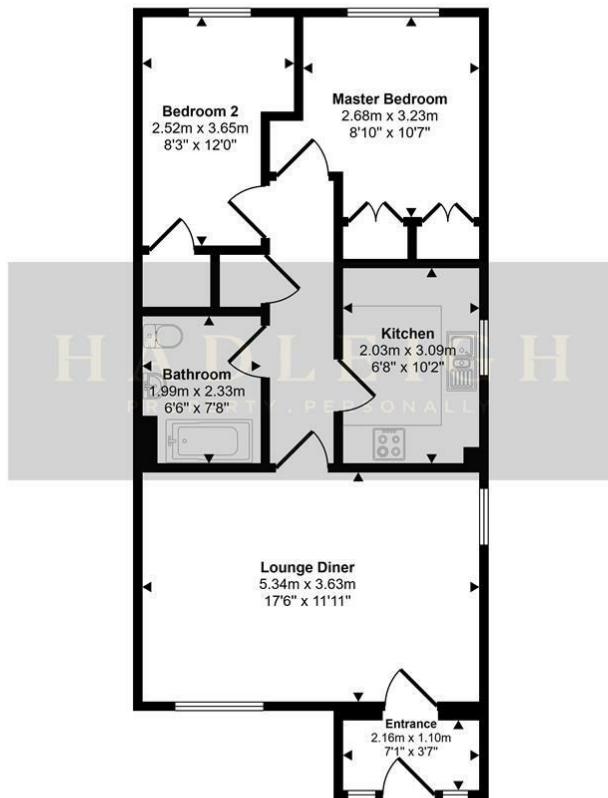
Ground Rent – Approx £250.00 PA

EPC - C

Council Tax Band - D

## Floor Plan

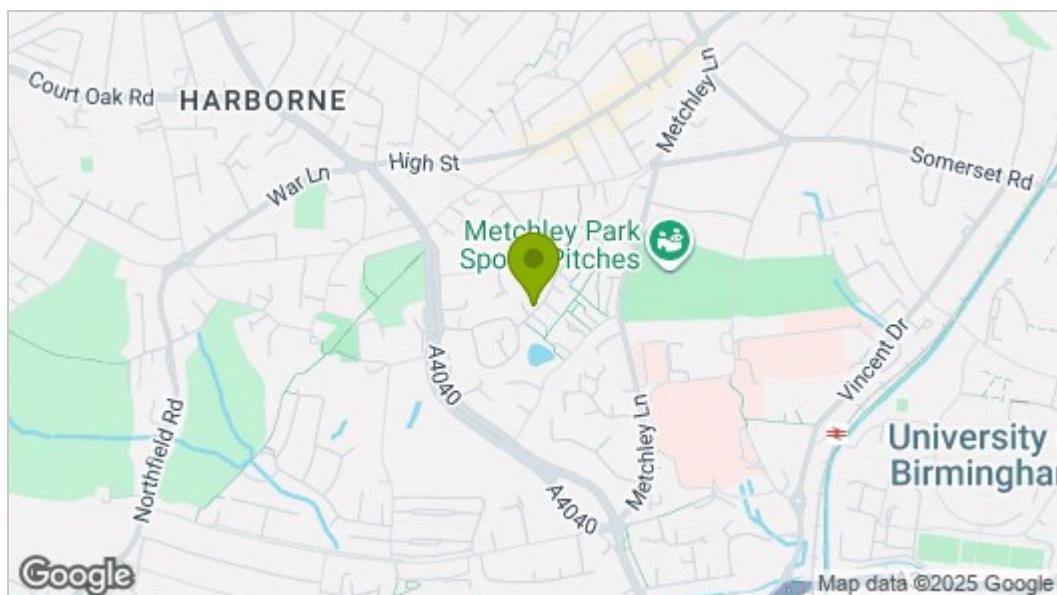
Approx Gross Internal Area  
61 sq m / 660 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

## Area Map



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

## Energy Efficiency Graph

