

**Auction**

## 2 bed apartment to buy in B74

Grange Drive, Streetly, Sutton Coldfield,  
West Midlands, B74 3DT

**£140,000** Starting Bid

 x 2  x 2  x 1

Tenure

**Leasehold**

Allocated parking

## Property features

- ✓ Being Sold via Secure Sale online bidding. Terms & Conditions apply
- ✓ Immediate 'exchange of contracts' available
- ✓ Two Bedrooms
- ✓ Third Floor
- ✓ EPC Rating C

## Key Information

- ✓ Council Tax: Band D
- ✓ EPC Rating: C
- ✓ Heating supply: Electric
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: FTTC (fibre to the cabinet)
- ✓ Mobile signal: Good

## Description

Being Sold via Secure Sale online bidding. Terms & Conditions apply.

This well-presented penthouse apartment offers bright and versatile living, ideally suited to couples, small families, or professionals and is situated in one of the area's most sought-after locations.

Upon entering, you are welcomed by an entrance hallway with a convenient storage cupboard. The property boasts a generous living area, filled with natural light, offering ample space for both relaxation and dining. The adjoining kitchen is well-equipped with a built-in washing machine, oven and cooker.

The apartment features two double bedrooms. The first benefits from French doors that create a light and airy atmosphere, while the second includes an en-suite shower room for added comfort. A modern family bathroom, fitted with a bath and a shower connected to the mixer tap, serves the home.

Additional highlights include allocated parking and electric heating throughout.

Sold with a tenant in situ £925 PCM.

Council Tax Band: D

Tenure: Leasehold

Length of Lease: 104

Annual Ground Rent Amount: £200.00

Annual Service Charge Amount: £1,600.00

Price: Starting Bid £140,000

Property Type: Apartment

Parking: Allocated

Construction materials: Brick and block

Roofing type: Slate tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Electric

Electric: National Grid

Water: Direct mains water

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: FTTC (fibre to the cabinet)

Mobile signal coverage: Good

## **Entrance Hallway**

Upon entering, you are welcomed by an entrance hallway with a convenient storage cupboard.

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## **Hallway**

Spacious and bright hallway

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## **Living Area**

The property boasts a generous living area, filled with natural light, with ample space for both relaxation and dining. The adjoining kitchen is well-equipped with a built-in washing machine, oven, and cooker.

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## **Family bathroom**

A family bathroom, fitted with a bath and a shower connected to the mixer tap for convenience.

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## **Double bedroom with En-Suite**

Bright and airy double bedroom with an en-suite shower room, sink and toilet

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## **Double bedroom En-Suite**

En-Suite shower room

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## **Apartment block**

Front of the apartment block with allocated parking

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## **Kitchen**

The adjoining kitchen is well-equipped with a built-in washing machine, oven, and cooker.



| Energy Efficiency Rating                           |                            |           |
|--|----------------------------|-----------|
|  | Current                    | Potential |
| <i>Very energy efficient - lower running costs</i> |                            |           |
| (92-100) <b>A</b>                                  |                            |           |
| (81-91) <b>B</b>                                   |                            | 83        |
| (69-80) <b>C</b>                                   | 69                         |           |
| (55-68) <b>D</b>                                   |                            |           |
| (39-54) <b>E</b>                                   |                            |           |
| (21-38) <b>F</b>                                   |                            |           |
| (1-20) <b>G</b>                                    |                            |           |
| <i>Not energy efficient - higher running costs</i> |                            |           |
| <b>England, Scotland &amp; Wales</b>               | EU Directive<br>2002/91/EC |           |

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Contact your local branch today for more information on this property:

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