



City View
Erdington Birmingham

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Property Description

Positioned within the sought-after Highcroft Estate, this well-presented two-bedroom apartment in City View offers a strong balance of space, layout and modern practicality. The property is ideal for first-time buyers or investors, with a clean internal finish and a layout that supports both comfortable living and long-term rental appeal.

The accommodation is centred around a spacious lounge/diner, providing a versatile open-plan feel with room for both relaxation and dining. The separate kitchen is well-sized compared to similar apartments, offering additional workspace and storage. Both bedrooms are generous, with the principal bedroom benefiting from an en suite, alongside a main bathroom accessed from the hallway. A genuine must see in order to appreciate the proportions and overall position within the development.

Porch / Hall

Providing access to all rooms, with storage and doors leading off.

Lounge / Diner

A bright and spacious living area offering ample room for both seating and dining arrangements, with natural light enhancing the overall feel of the space.

Kitchen

A well-sized kitchen fitted with a range of wall and base units with work surfaces over, incorporating sink and drainer, with space for appliances.

Bedroom One

A generous double bedroom with space for freestanding furniture and access to en suite.

En Suite

Fitted with a shower, wash hand basin and

WC

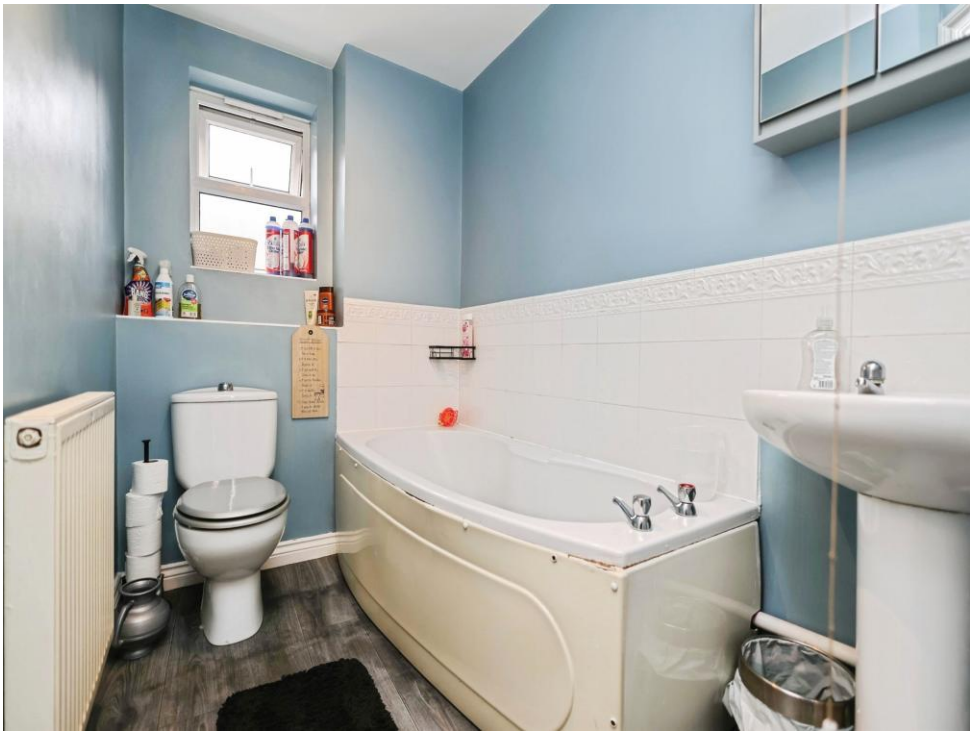
Bedroom Two

A well-proportioned second bedroom, ideal for guests, a home office or additional sleeping space.

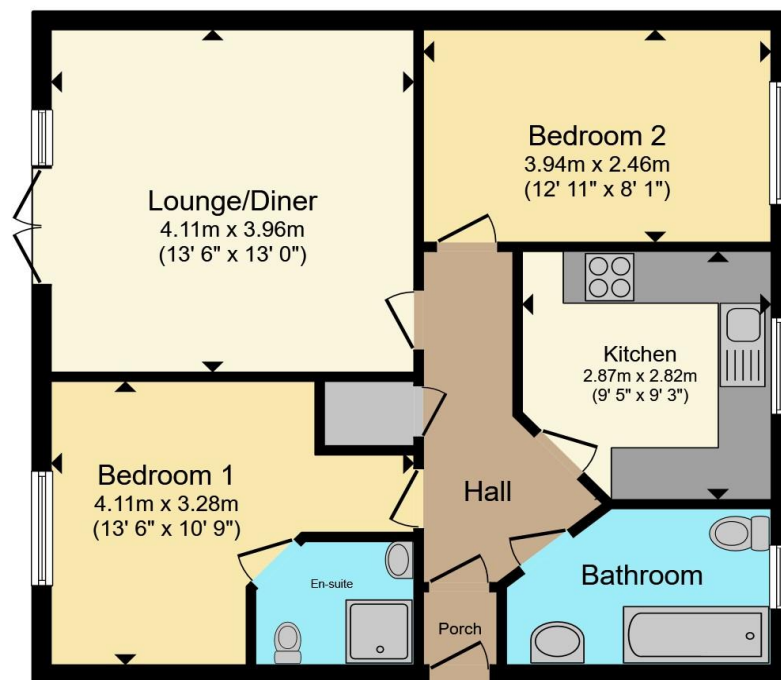
Bathroom

Fitted with a three-piece suite comprising bath, wash hand basin and WC.









Floor Plan

Total floor area 59.8 m² (644 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



To view this property please contact Burchell Edwards on

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Unit 3 Queens Court, Gravelly Hill Erdington
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EPC Rating: C Council Tax
 Band: A

Service Charge:
 1729.04

Ground Rent:
 155.63

Tenure: Leasehold

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This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.



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