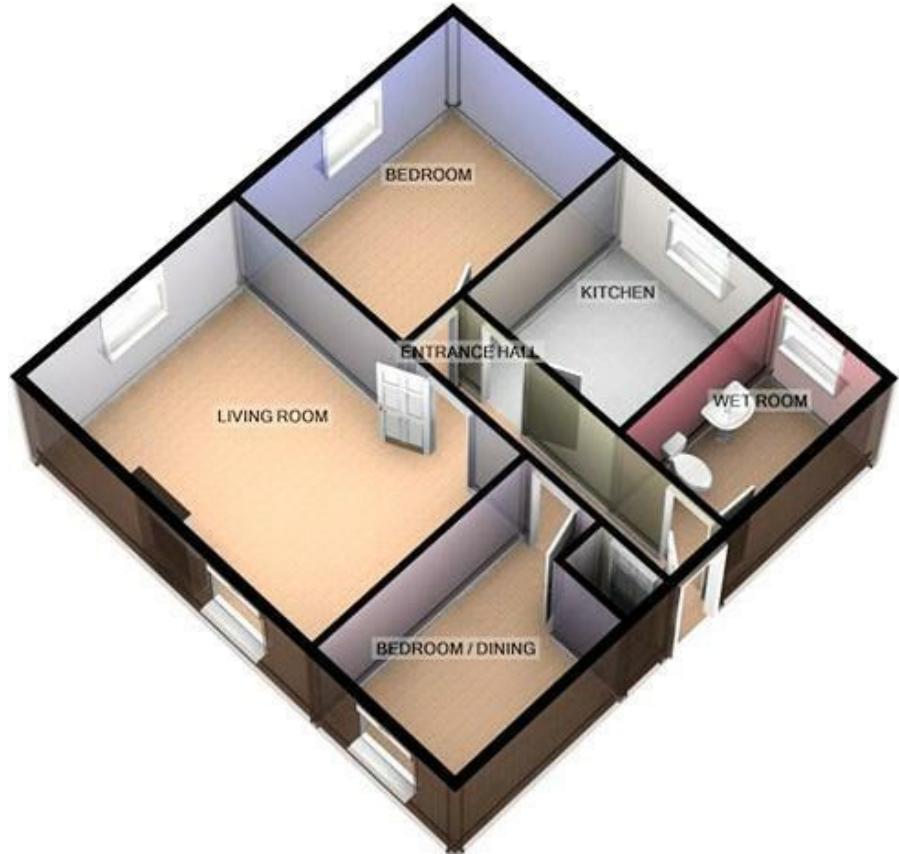


Flat 1 Milbrook Court, Halesowen, B63 3NG

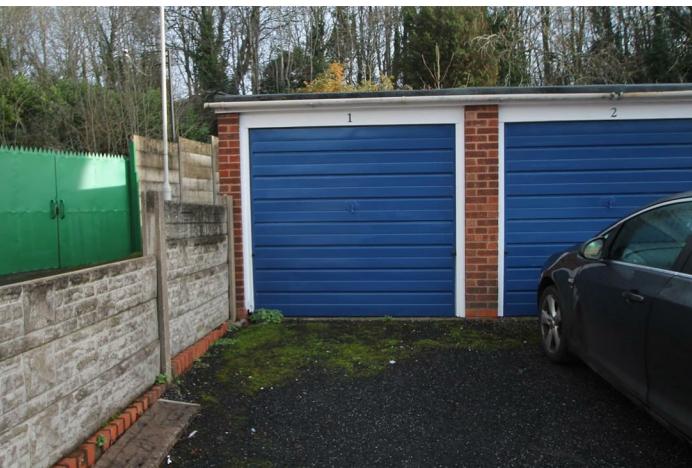


1 MILLBROOK COURT, HADEN HILL ROAD, HALESOWEN, B63 3NG

For illustrative purposes only. Decorative finishes, fixtures, fittings and furnishings do not represent the current state of the property. Measurements are approximate. Not to scale.
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Flat 1 Milbrook Court, Halesowen



Hicks Hadley

**13 Hagley Road
Halesowen
West Midlands
B63 4PU**

0121 585 66 67

sales@hickshadley.com

<https://www.hickshadley.co.uk>

****NO UPWARD CHAIN** **GROUND FLOOR** **GAS CENTRAL HEATING****
A fantastic opportunity to purchase this well maintained two bedroom ground floor apartment with no upward chain. The property is conveniently located in this most popular of locations for access to transport links and all local amenities. The property briefly comprises: entrance hall, spacious dual aspect lounge/diner, refitted modern kitchen, wet room and two generously sized bedrooms with integrated wardrobes. There is also a car parking space and garage located to the left hand side of the carpark with attractive communal rear gardens. **VIEWING HIGHLY RECOMMENDED.** EPC: TBA

Hicks Hadley

Offers In The Region Of £135,000 - Leasehold



Entrance Hall

With central heating radiator, storage cupboard and doors into:

Spacious Dual Aspect Lounge/Diner 16'9 x 11'9 (max) (5.11m x 3.58m (max))

Having feature fireplace, electric fire, central heating radiator, double glazed window to side elevation and double glazed window to front elevation.

Refitted Kitchen 9'5 x 8'9 (2.87m x 2.67m)

Having matching wall and base units with worktops over to incorporate one and a half bowl drainer sink unit, integrated oven, Bosch gas hob, extractor over, plumbing for automatic washing machine, integrated fridge freezer, wall mounted Ideal boiler and double glazed window to rear elevation.

Refitted Wet Room 9'4 x 5'5 (2.84m x 1.65m)

With central heating radiator, wall mounted shower, low flush wc, wall mounted wash hand basin, ceramic tiling and obscured double glazed window to rear elevation.

Bedroom One 10'9 x 9'10 (3.28m x 3.00m)

With a range of modern integrated wardrobes, central heating radiator and double glazed window to side elevation.

Bedroom Two 11'10 x 7'9 (3.61m x 2.36m)

With a range of modern integrated wardrobes and drawers, central heating radiator and double glazed window to front elevation.

Garage

With up and over door.

Outside

Front and side: front lawn and pathway to communal entrance door. Parking space in front of garage on the left hand side of the carpark.

Rear: communal rear garden with open access from carpark leading to lawns with intermittent trees and attractive rear aspect.

Agents Note

Council Tax Band: B

EPC: TBA

We have been informed that the property is leasehold. We have been informed that the lease length is approximately 142 years.



We have been informed that the property has a service charge of approximately £744.55 half yearly.

All main services connected (gas/water/electric).

Broadband/Mobile coverage- please check on link- [/checker.ofcom.org.uk/en-gb/broadband-coverage](http://checker.ofcom.org.uk/en-gb/broadband-coverage)

