



**New Hampton Lofts
Branston Street
Birmingham
West Midlands
B18**

Offers In Excess Of £168,000

bettermove

Branston Street

Birmingham

Bettermove are proud to present this 1 bedroom flat in Birmingham, available with no forward chain.

This is currently a tenanted property and will be sold with tenants in situ for immediate investment. Rental yields can be obtained through Bettermove.

This property benefits double glazing, and electric heating throughout, with an allocated parking space, available in an underground car park.

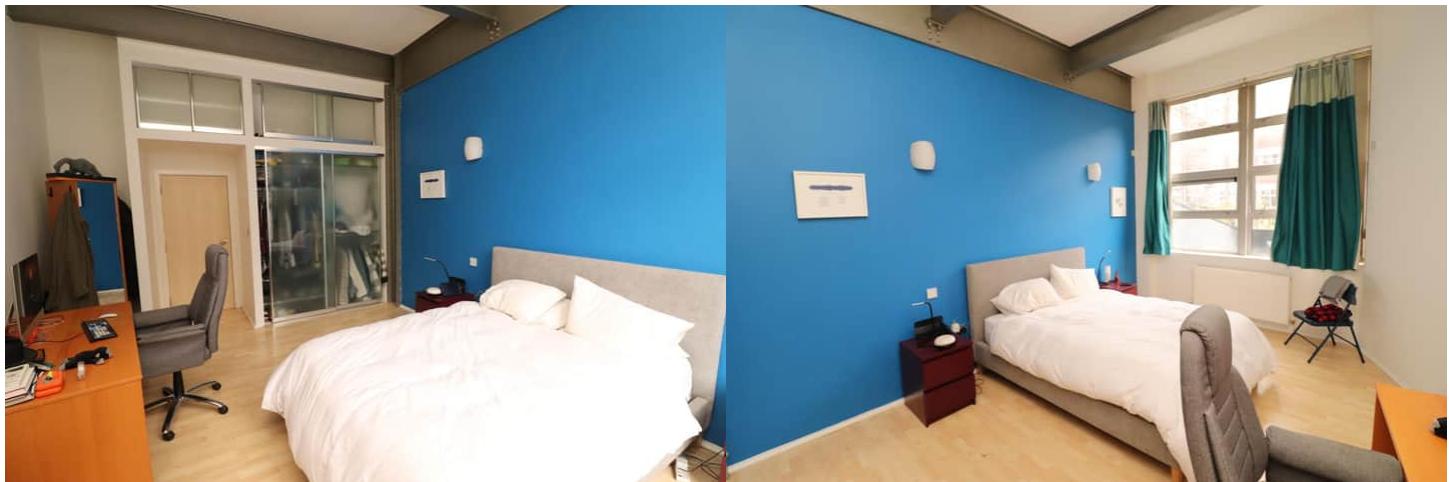
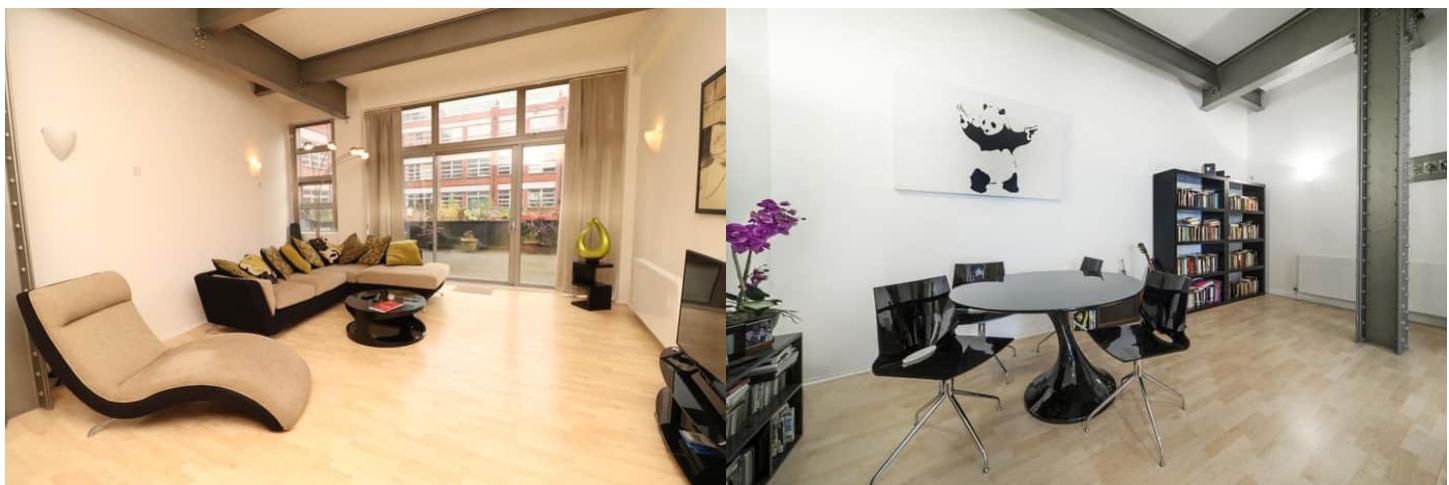
The council tax band is F.

This is a leasehold property with 124 years remaining on the lease; the ground rent is £150.00 per annum, and the service charge is £4,000.00 per annum.

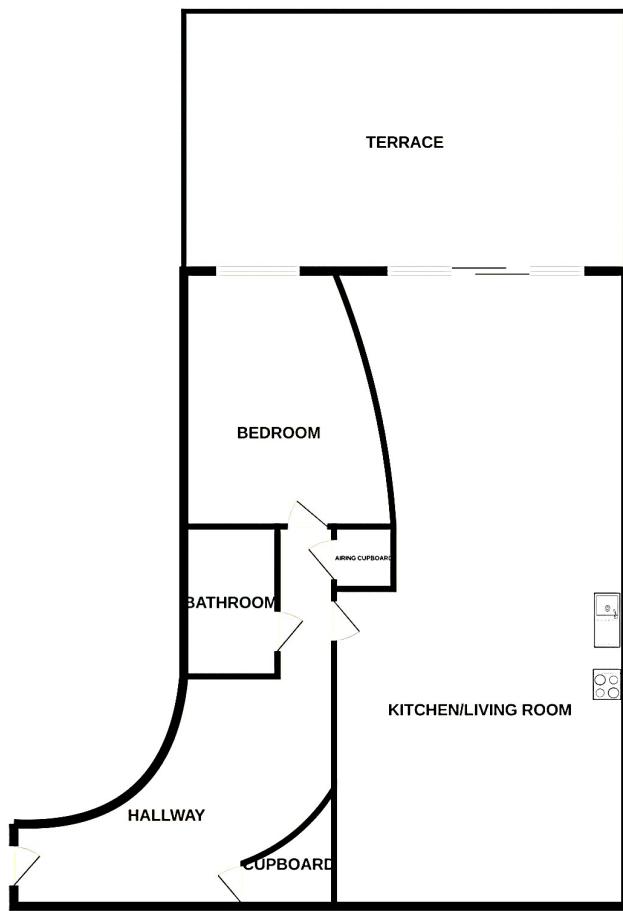
The interior of this beautifully presented, ground floor property comprises a large, open plan living/kitchen area, one double bedroom, and a family bathroom, with ample storage and exposed steelwork throughout. The property also had the added benefit of a large, private terrace, perfect for enjoying the summer months.

Located in the popular city of Birmingham, the property is close to a range of amenities, including shops, supermarkets, restaurants, and pubs. Excellent transport links can be found from Birmingham New Street Station, a variety of local bus and metro links, and quick access to the A38 (M), M6, and M5.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove.



GROUND FLOOR



| Energy Efficiency Rating | | |
|--|-------------------------|-----------|
| | Current | Potential |
| <i>Very energy efficient - lower running costs</i> | | |
| (92+) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | 48 | |
| (21-38) F | | |
| (1-20) G | | |
| <i>Not energy efficient - higher running costs</i> | | |
| England, Scotland & Wales | EU Directive 2002/91/EC | |

| Environmental Impact (CO ₂) Rating | | |
|---|-------------------------|-----------|
| | Current | Potential |
| <i>Very environmentally friendly - lower CO₂ emissions</i> | | |
| (92+) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | 54 | 53 |
| (21-38) F | | |
| (1-20) G | | |
| <i>Not environmentally friendly - higher CO₂ emissions</i> | | |
| England, Scotland & Wales | EU Directive 2002/91/EC | |



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