



£150,000 Offers In Excess Of
Ratcliffe Avenue, Birmingham, B30 3NZ
Apartment | 2 Bedrooms | 1 Bathroom

0121 249 6207

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Step Inside

Key Features

- Two Bedroom Apartment
- Second Floor
- Allocated Car Parking
- Living/Dining Room
- No Upward Chain
- Council Tax Band B
- Popular Location
- Ideal Investment Opportunity
- Viewings Recommended
- Modern Style

Property Description

Well-Presented Two Bedroom, Second Floor Apartment with Modern Features and Allocated Parking - Viewings Highly Recommended - No Upward Chain

Main Particulars

PROPERTY LOCATION

Ratcliffe Avenue is located in the historic area of Kings Norton, Birmingham, a district with roots stretching back to the 13th Century. The neighborhood retains much of its original village charm, particularly around The Green, a bustling hub of local life. The Green features a diverse array of shops, businesses, a monthly farmers market, and hosts the traditional 'Mop Fair' every October, a long-standing community event.

Kings Norton is home to a variety of popular schools, including St Joseph's, Kings Norton Primary School, and St Thomas Aquinas Secondary School. Additionally, the highly sought-after Kings Norton Girls' and Boys' Schools are nearby, making it a desirable location for families.

Convenient transport links add to the area's appeal. Kings Norton Railway Station is located on Pershore Road, providing easy access for commuters, while regular bus services operate along the same road. For those traveling by car, Junction 2 of the M42 is within close reach, ensuring convenient access to the wider motorway network.

If purchasing for investment you could expect to receive around £995pcm

PROPERTY DETAILS:

This well-presented second-floor apartment offers modern living in a convenient location.

Upon entering, you're welcomed by a hallway with useful storage.

The spacious lounge and dining area provide a bright, open space with easy access to the kitchen. The modern kitchen is fitted with a range of wall and base units, featuring integrated appliances including an electric hob, oven, and washing machine.

The property offers two comfortable bedrooms and a well-appointed family bathroom. Additional benefits include a secure intercom system and allocated parking for convenience.

GENERAL INFORMATION:

TENURE: The agent understands the property is Leasehold.

The Lease term commenced for 99 years on 1st September 2005.

The Consumer Protection from Unfair Trading Regulations 2008: Black and Golds Estate Agents have not tested any apparatus, equipment, fixtures and fittings or services, so cannot verify that they are in working order or fit for purpose. A buyer is advised to obtain verification from their solicitor or surveyor. References to the tenure of the property are based on information received from the seller, the Agent has not been given access to the title documents. A buyer is advised to obtain verification from their solicitor. Sales Particulars form no part of any sale contract. Any items shown in photographs are not included unless particularly specified as

such in the sales particulars; interested buyers are advised to obtain verification of all legal and factual matters and information from their solicitor, licenced conveyancer or surveyor.

PLANNING PERMISSION AND BUILDING REGULATIONS: It is the responsibility of Purchasers to verify if any planning permission and building regulations were obtained and adhered to for any works carried out to the property.



Telephone: 0121 249 6207

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