









JQ One

REASSURINGLY LOCAL

Jewellery Quarter

B3 1QG

Offers Over £240,000

Two Double Bedrooms Lift Access Two Secure, Allocated Parking Spaces Short Walk To St. Paul's Square





Property Description

DESCRIPTION Located in JQ One, this beautifully presented, corner plot apartment offers a sophisticated city living feeling. Featuring two double bedrooms, a family bathroom and ensuite. This apartment ticks plenty of boxes, with only a short walk to St Paul's Square, multiple Juliet balconies and the benefiting from two secure, allocated parking spaces.

LOCATION Situated within the vibrant Jewellery Quarter, this apartment offers the best of Birmingham's cultural and culinary scenes right at your doorstep. Enjoy a leisurely stroll to boutique shops, trendy cafes, fine dining restaurants, and art galleries. Excellent transport links, including nearby train and tram stations, provide easy access to the rest of the city and beyond

JAMES LAURENCE ESTATE AGENTS Agents Note: We have not tested any of the electrical, central heating or sanitary ware appliances. Purchasers should make their own investigations as to the workings of the relevant items. Floor plans are for identification purposes only and not to scale. All room measurements and mileages quoted in these sales particulars are approximate. All material information stated below has been provided by our client, but we would request all information to be verified by the purchaser's chosen solicitor.

Fixtures and Fittings: All those items mentioned in these particulars by way of fixtures and fittings are deemed to be included in the sale price. Others, if any, are excluded. However, we would always advise that this is confirmed by the purchaser at the point of offer.

Tenure: Leasehold

Services: All mains' services are connected to the property.

Local Authority: Birmingham City Council

Council Tax Band: D

Service Charge: £3,096.00 Per Annum.

Ground Rent: £150.00 Per Annum

Ground Rent Review Period: TBC

Length of Lease: 105 Years Remaining.

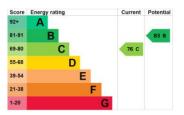
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Free Valuation: Please contact the office on to make an appointment.

Birmingham City Centre Branch 0121 6044060 info@jameslaurenceuk.com 33 Ludgate Hill, Birmingham, B3 1EH

Total approx. floor area () Whilst every attempt has been made to ensure the

accuracy of the floor plan contained here, measurements of doors, windows, nooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Made with Metropix ©2019.





Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

Floor Layout

