

Rotunda

Birmingham City Centre

B2 4PE

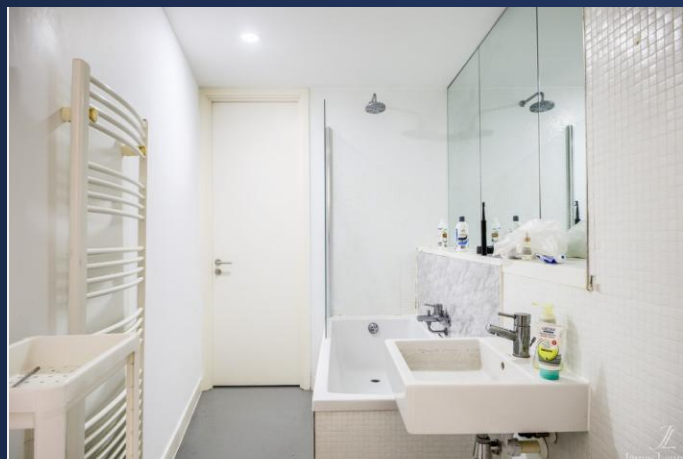
Asking Price Of **£250,000**

Twelfth Floor Apartment

Two Double Bedrooms

Ensuite To Master

Lift Access



Property Description

DESCRIPTION A fantastic opportunity to purchase a two bedroom property in one of the cities most iconic developments.

Located Just a short walk away from both Moor Street Station and New Street Station as well as being on the door step of the popular Bullring shopping centre making this ideal for commuters on both lines to London. Offering floor to ceiling windows to allow an extra sense of natural light as well as a modern finish throughout this is ideal for either homeowners or investors.

Comprising of a spacious open plan lounge/kitchen, two double bedrooms with fitted storage and two modern bathrooms this is perfect for city working professionals and sharers alike. No upward chain is advised.

JAMES LAURENCE ESTATE AGENTS MATERIAL INFORMATION 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.

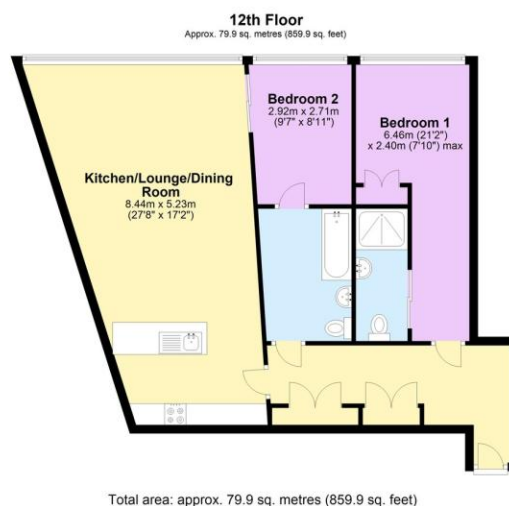
Tenure: leasehold

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

Local Authority: Birmingham City Council

Council Tax Band: F

Floor Layout



Total approx. floor area 860 sq ft (80 sq m)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms 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.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	76 C	86 B
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Birmingham City Centre Branch

0121 6044060

info@jameslaurenceuk.com

37-39 Ludgate Hill, Birmingham, B3 1EH

JL
James Laurence

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and 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