



Tennant Street Lofts

Birmingham City Centre

B15 1BS

Asking Price Of **£245,000**

Stunning Two Bedroom Apartment

Low Service Charge, Inclusive of Water & Electric Rates

Spanning Over 710 Sq. Ft.

High Specification Throughout



Property Description

DESCRIPTION **EWS1 FORM GRANTED** A fantastic opportunity to purchase this beautiful and well positioned, two bedroom apartment offering fantastic space and located on the first floor, within the sought after Tennant Street Lofts in Birmingham's vibrant City Centre. The apartment offers a spacious entrance hall, open plan lounge, fitted kitchen with all integrated appliances, two double bedrooms, the main bedroom offers a private en-suite bathroom. The second bedroom is equally a good size. The family bathroom is spacious and has a shower over bath. The large hallway benefits from one storage cupboard. Book now to avoid disappointment.

ENTRANCE HALLWAY

OPEN PLAN LIVING & KITCHEN AREA 13' 7" x 19' 6" (4.14m x 5.94m)

MASTER BEDROOM 10' 0" x 10' 6" (3.05m x 3.2m)

EN-SUITE SHOWER ROOM 6' 6" x 6' 6" (1.98m x 1.98m)

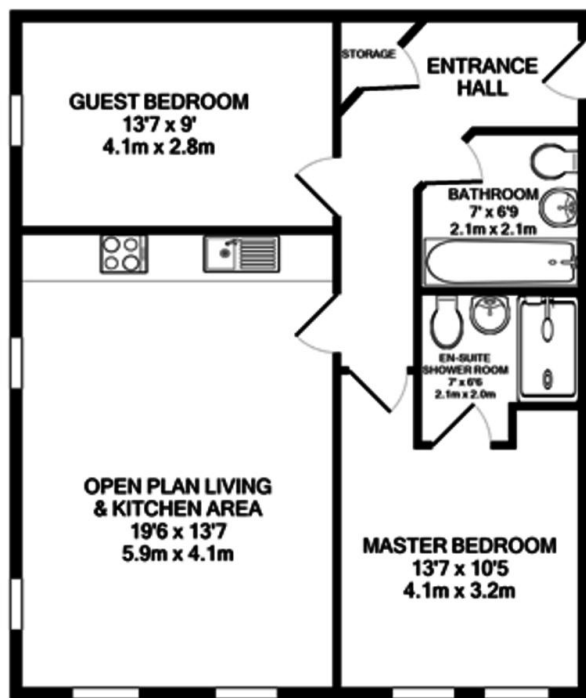
GUEST BEDROOM 8' 9" x 13' 6" (2.67m x 4.1m)

BATHROOM 6' 6" x 6' 9" (1.98m x 2.06m)

AREA Located conveniently adjacent to both The Mailbox, The Cube and Brindley Place in the heart of Birmingham's trendy restaurant, café and bar district, this unique apartment offers city living at the very highest level of urban contemporary design.

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

Floor Layout



Total approx. floor area 710 sq ft (66 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.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
100-150 kWh/m ² /year	1-15 kWh/m ² /year	100-150 g/m ² /year	1-15 g/m ² /year
A	A+	A	A+
B	B+	B	B+
C	C+	C	C+
D	D+	D	D+
E	E+	E	E+
F	F+	F	F+
G	G+	G	G+



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