



Floor Layout



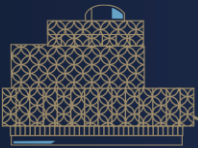
Total approx. floor area 377 sq ft (35 sq m)

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.

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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



REASSURINGLY LOCAL



The Cube East

200 Wharfside Street

B1 1PR

Asking Price Of **£150,000**

- Seventeenth Floor Apartment
- EXTENDED LEASE*
- ZERO GROUND RENT*
- 377 Sq. Ft.



The Cube East,
200 Wharfside Street, Birmingham City Centre, B1
1PR
Asking Price Of £150,000

Property Description

DESCRIPTION ** POTENTIAL LEASE EXTENSION TO REMOVE GROUND RENT *PASSED EWS1 FORM**** This large seventeenth floor studio apartment is situated in the highly prestigious development, The Cube East. The desirable location shares a building with a diverse range of restaurants, with easy access by a scenic canal walkway to the Mailbox, offering a designer-wear shopping centre and additional eateries!

This bright and spacious home briefly comprises of a separate kitchen including a washing machine and dishwasher, a high specification bathroom and open plan living/bedroom area with built in storage. Along with the added bonuses of underfloor heating throughout and parking on site at an additional cost; there is also a spacious, sit-out balcony with beautiful views overlooking the Atrium and towards the city skyline.

LOCATION Truly considered one of the most enthralling additions to Birmingham's ever-changing skyline. The Cube is a world-class destination located in the heart of Birmingham City. It is home to a vibrant mix of indulgent restaurants and bars, the Indigo hotel with prestigious residential apartments. This 25-storey structure also includes the UK's largest automated car park and is surrounded by The Mailbox complex, Commercial Street, Washington Wharf apartment complex and overlooks Birmingham Canal.

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.



REASSURINGLY LOCAL



Tenure: Leasehold

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

Local Authority: Birmingham City Council

Council Tax Band - C

Service Charge - £2,826.28 Per Annum

Ground Rent - £0 Per Annum

Ground Rent Review Period – None.

Length of Lease - LEASE EXTENSION AGREED TO NIL GROUND RENT

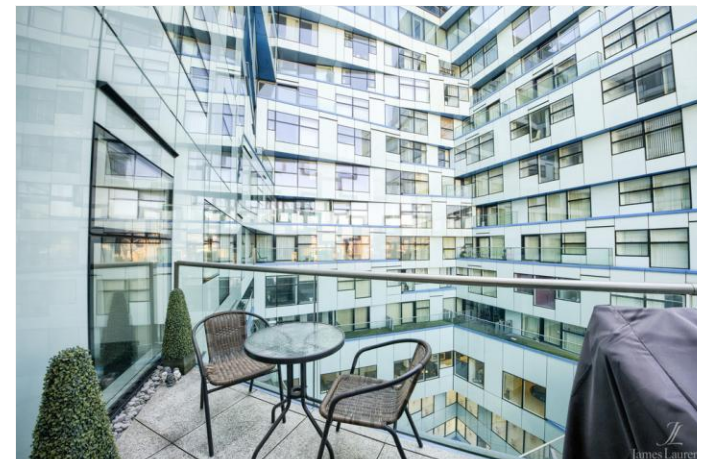
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Free Valuation: Please contact the office on to make an appointment.

Residential Lettings and Management: If you are interested in letting out your property or are considering renting a property, please contact our office to find out further information.

Conveyancing: Very competitively priced rates agreed with our panel of local experienced and respected Solicitors. Please contact this office for further details.

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To book a viewing
of this property:

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