



Moreton House

Birmingham City Centre

B1 3BE

Asking Price Of **£180,000**

Spacious Double Bedroom

On-Site Gymnasium

Concierge

Family Bathroom





Property Description

DESCRIPTION A modern and exciting one bedroom apartment, located in the last phase of the St Georges Urban Village development, Moreton House, another superb seven capital project that has recently joined Birmingham's sought-after Jewellery Quarter location.

Offering a beautifully designed open plan kitchen/living area, spacious double bedroom, bathroom and ample storage, this modern apartment offers working professionals the ultimate city living experience with being furnished to a high standard.

The property benefits further from, On-site Gym and Concierge.

Moreton house, set within the St George Urban Village complex is the complete city living dream...a short walk from a plethora of independent bars and eateries, the Jewellery Quarters Golden Square and public transport very close to hand.....

Whilst a short walk and you are in the city's vibrant financial district.

LOCATION The development itself has luxuries including a comprehensive twenty-four-hour concierge service, on site resident's gymnasium and post room. The Kettleworks was brought to you by Birmingham's leading developer Seven Capital and creates the perfect either buy to let investment or urban home.

Birmingham has been named the most investable City in the UK for a second year running. With the major schemes such as HS2 and the Curzon Street regeneration, Birmingham is rapidly becoming one of the most sought-after locations and set to be in the top ten best places to invest money on the continent.

Tenure: Leasehold

Local Authority: Birmingham City Council

Council Tax Band - C

Service Charge - £1000 per annum

Ground Rent - £350 per annum

Length of Lease - 148 Years



Floor Layout



Total area: approx. 40.1 sq. metres (431.2 sq. feet)

Total approx. floor area 431 sq ft (40 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		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B	85	85
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales			
EU Directive 2002/91/EC			

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 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