



Queens College Chambers

Birmingham City Centre

B1 2AH

Asking Price Of **£185,000**

Seventh Floor Apartment

Concierge Service

Floor to Ceiling Windows

Excellent Condition



Property Description

DESCRIPTION A spacious one bedroom apartment in the sought after Queens College Chambers development available offering a great owner occupier, or investment property. Located on Paradise Street, Queens College Chambers is a sympathetically conversion development with a Grade II Listed frontage, benefiting from concierge, communal terrace and lift access.

LOCATION Situated in between the two most popular locations - The Mailbox and The Financial district. The development overlooks the City's famous Victoria Square and houses a slick concierge service. The area has recently undergone structural improvement with direct tram lines operating frequently on the door step. Also expected to join the spot are an array of new office spaces, restaurants and bars.

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: D

Service Charge: £2,407.16 Per Annum.

Ground Rent: £100.00 Per Annum

Ground Rent Review Period: TBC

Length of Lease: 101 Years Remaining.



Floor Layout



Total area: approx. 60.7 sq. metres (652.8 sq. feet)

Total approx. floor area 652 sq ft (61 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	80 C	82 B
55-68	D		
39-54	E		
21-38	F		
1-20	G		