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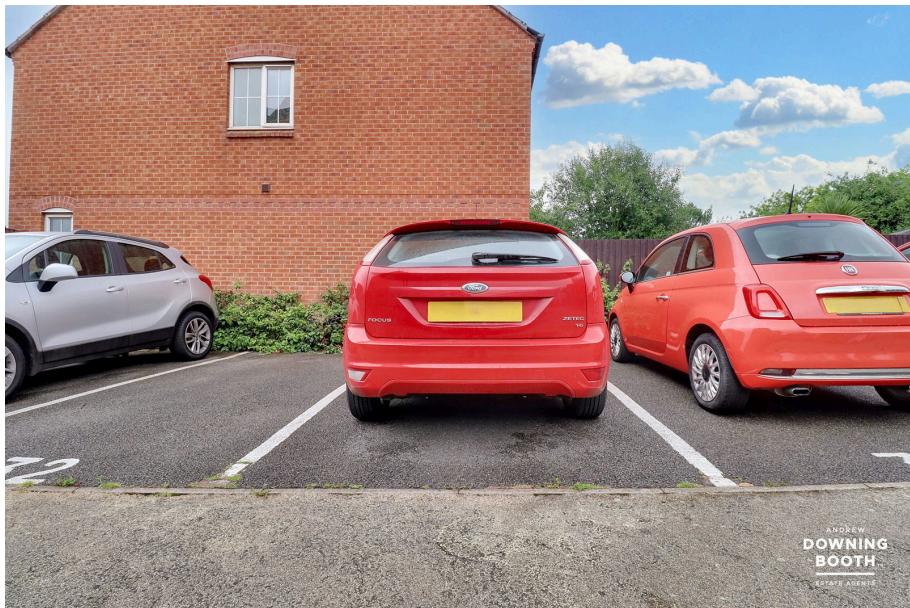
DOWNING
BOOTH™

ESTATE AGENTS

Burwaye Close, Lichfield

£160,000

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IDEAL FOR INVESTORS & FIRST TIME BUYERS - CURRENTLY ACHIEVING £875 PER MONTH - A spacious one bedroom top floor apartment in a desirable spot, within walking distance to Lichfield's city centre, offering an excellent investment opportunity.

This impressive property at Burwaye Close comes to the market with consistently generous accommodation, including an entrance hall, fabulous dual aspect open plan kitchen/living/diner, good size bedroom with fitted wardrobes and a modern bathroom, whilst a private allocated car parking space sits within the well maintained communal grounds.

Location-wise, the property benefits from nestling in the southern part of the city, less than a mile from the centre, boasting easy access to various amenities, including Beacon Park, major supermarkets and Lichfield City train station, with direct links to Birmingham and other surrounding areas.

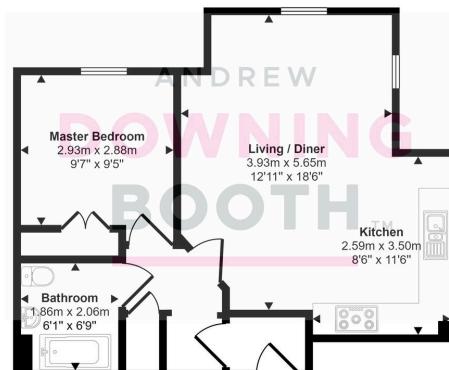
A prime location and open plan living; this property simply must be viewed in order to be appreciated.

Tenure

The property is leasehold, with a term of 125 years commencing in 2005. We have been advised that there is a service charge payable, with the most recent figures totalling £1196 per annum, and an annual ground rent of £250 per annum. This includes an allocated parking space. These details should ultimately be verified by any prospective buyer's solicitor.



Approx Gross Internal Area
47 sq m / 505 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

- Excellent Investment Opportunity - Currently Achieving £875pcm
- Attractive Development
- Allocated Parking Space
- EPC Rating: C
- One Bedroom Top Floor Apartment
- Desirable Location With Excellent Access To City Centre & Lichfield City Train Station
- ~~Staggered~~ Open Plan Kitchen / Living / Diner
- Council Tax Band: B

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		81
(69-80) C	75	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	