



## 1 bed apartment to buy in B97

Clive Road, Redditch, Worcestershire, B97  
4AY

**£100,000** Starting Bid

🛏 x1 🚿 x1 🚻 x1

Tenure

**Leasehold**

Allocated parking

## Property features

- ✓ Modern Kitchen
- ✓ Over 60's Retirement Home
- ✓ Cash Buyers Only
- ✓ NO Chain
- ✓ EPC Rating B

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: B
- ✓ Heating supply: Electric
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: ADSL copper wire
- ✓ Mobile signal: Good

## Description

Overs 60s Modern Living Being sold via Secure Sale online bidding. Terms & Conditions apply.

Starting Bid £100,000. Overs 60s Modern Living Being sold via Secure Sale online bidding. Terms & Conditions apply.

Auction end 1pm 25th may.

This modern development, set in a fantastic location, has a beautiful communal garden and parking space. Comprises of bedroom with spacious walk in wardrobe, hallway, living room, modern kitchen and Bathroom with walk in shower.

The service charge does not cover external expenses such as Council Tax, electricity, or TV services. However, it does include the House Manager, water rates, a 24hour emergency call system, heating and upkeep of all communal areas, exterior maintenance, and gardening.

Living Room - 4.95 x 3.38 (16'2" x 11'1") -

Kitchen - 2.4 x 2.18 (7'10" x 7'1") -

Bathroom - 1.6 x 2.15 (5'2" x 7'0") -

Bedroom - 2.70 x 3.90 (8'10" x 12'9") -

Walk In Wardrobe - 1.5 x 1.75 (4'11" x 5'8") -

Hall - 1.55x 2.6 (5'1"x 8'6") -

Walk-In Wardrobe -

For sale through Pattinson Auction under Conditional Terms.

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 992

Annual Ground Rent Amount: £425.00

Annual Service Charge Amount: £2,457.00

Price: Starting Bid £100,000

Property Type: Apartment

Parking: Allocated

Year built: 2019

Construction materials: Brick and block

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: Yes

Required access: No

Heating: Electric

Electric: National Grid

Water: Direct mains water

Sewerage: Standard UK domestic

Broadband: ADSL copper wire

Mobile signal coverage: Good



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>	82	82
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	

Clive Road, Redditch, Worcestershire, B97 4AY

Contact your local branch today for more information on this property:  
**G&T Properties Dudley Road, Brierley Hill, West Midlands, DY5 1HA,**  
<https://www.gandtproperties.co.uk/>

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