



4 Chatham Place

Northfield

Asking price £110,000

oulsnam

100 Chatham Road, Birmingham, B31 2JW

NO ONWARD CHAIN! A rare opportunity to purchase this upper ground floor retirement apartment in Chatham Place. The home has been fully refurbished to a high standard throughout, and boasts two bedrooms and an outdoor patio area accessed via the living room. EPC rating D.

LOCATION

Northfield, situated South West of Birmingham offers a number of sought after local schools including Bellfield, The Meadows & St Brigid's Primary Schools, Shenley Academy Secondary School & Sixth Form together with Turves Green Boys' Secondary School and King Edward VI Girls' School in West Heath. Regular road and rail public services are available with railway stations located in Northfield and Longbridge providing access to Birmingham City Centre with the M5, junction 4 and M42, junction 2 being readily accessible. Other facilities include Northfield Library, Northfield Pool & Fitness Centre and a range of shopping facilities locally including the rapidly expanding and recently regenerated Longbridge Town Centre.

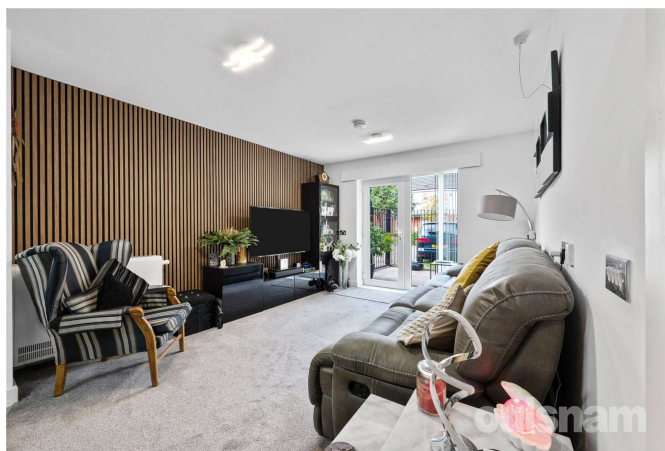
SUMMARY

-An exceptionally presented and refurbished apartment, offering spacious and modern accommodation.

-Offering a rarely available upper-ground floor situation, with access via the lounge onto a personal terrace, with laid patio and gate access.

-Open-plan lounge-diner, with updated appliances including oven and hob and extractor.

-Two generous bedrooms including a large master room, both of which overlook the patio area.



-Fully modernised wetroom complete with new flooring and crittall-style shower screen.

-Built-in storage cupboards to hallway offering additional storage space.

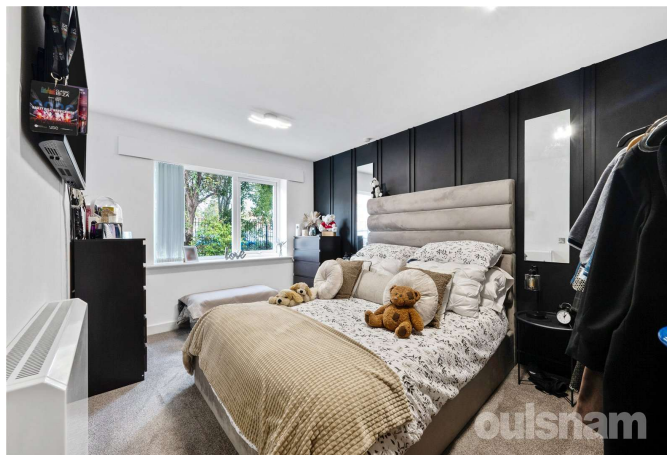
-Extra care facilities available as an option on-site, perfect for those needing assistance or for future planning, whilst offering full independence as standard.

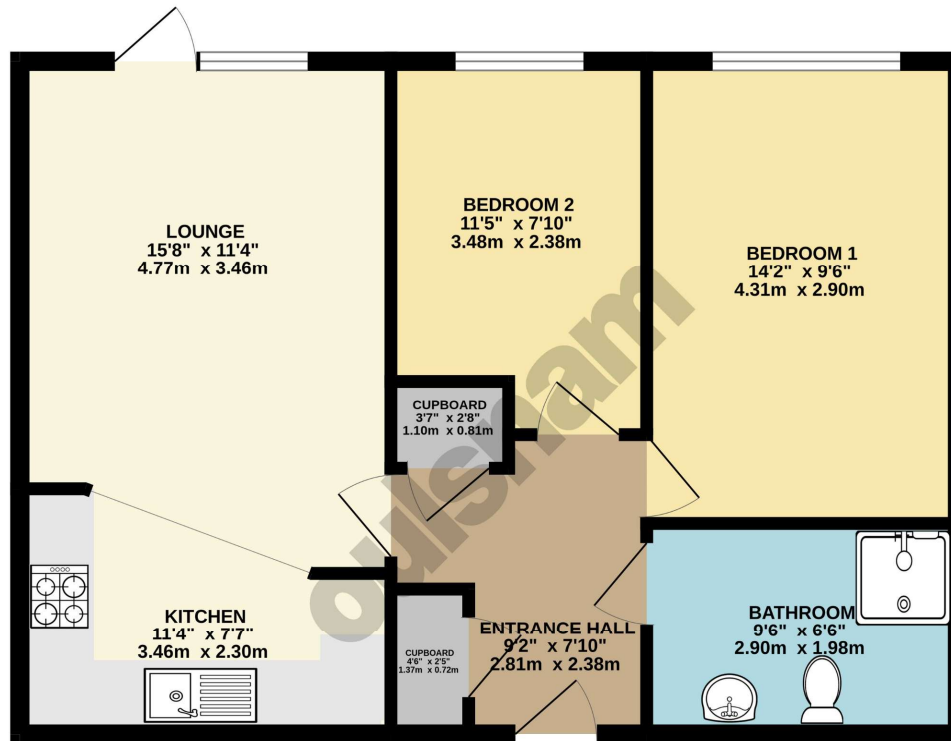
-Access to communal areas including hairdressers and Bistro 31, providing superb facilities.

-Offered with no onward chain, with the vendors prepared to offer many fixtures, fittings and furnishings. Please contact the agent for more information.

GENERAL INFORMATION

The agent understands that the property is leasehold, with a 99 year lease as of the 1st of January 2008. The monthly service charges comes to £685.38 per calendar month. Buyers are encouraged to investigate these points to their own satisfaction. Birmingham City Council tax band B. EPC rating B.





TOTAL FLOOR AREA : 592 sq.ft. (55.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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 ©2025

Score	Energy rating	Current	Potential
92+	A		
81-91	B	81 B	81 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

51 Church Road, Northfield, Birmingham, B31 2LB
0121 477 9977
www.oulsnam.net

oulsnam