



Hunters Court, 196-198 Chester Road, Streetly  
Sutton Coldfield, B74 3QX

**£150,000**



# Streetly

£150,000



This well-presented ground floor retirement apartment is situated in the popular Hunters Court development which is located within close proximity to transport links and local amenities.

The property also benefits from being sold with no upwards chain.

Internally the property comprises:

Entrance hall

Spacious lounge/dining room with views and access to the communal garden.

Fitted kitchen

Two double bedrooms (one with fitted wardrobes) and a shower room.

Ample storage cupboard off the entrance hall.

The grounds of the development are very well maintained, and the development offers independent living with a wealth of communal facilities including a laundry room, communal lounge with kitchen area.

There are also numerous organised indoor and outdoor activities available for those who wish to participate and a guest suite available to hire.







## Property Specification

TWO BEDROOM GROUND FLOOR RETIREMENT APARTMENT  
HIGHLY SOUGHT AFTER DEVELOPMENT  
SPACIOUS LOUNGE/DINING ROOM  
TWO DOUBLE BEDROOMS  
NO UPWARD CHAIN

### Entrance Hall

Lounge/Diner  
17' 5" x 11' 2" (5.30m x 3.40m)

Kitchen  
8' 9" x 5' 7" (2.66m x 1.70m)

Bedroom One  
17' 5" x 9' 2" (5.30m x 2.79m)

Bedroom Two  
11' 0" x 8' 7" (3.35m x 2.61m)

Shower Room  
6' 8" x 5' 6" (2.03m x 1.68m)

### Agent's Note:

Every care has been taken with the preparation of these Sales Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point which is of particular importance, professional verification should be sought. The mention of any fixtures, fittings and/or appliances does not imply they are in full efficient working order as they have not been tested. All dimensions are approximate. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale. These Sales Particulars do not constitute a contract or part of a contract.  
Came on the market: 9th October 2023

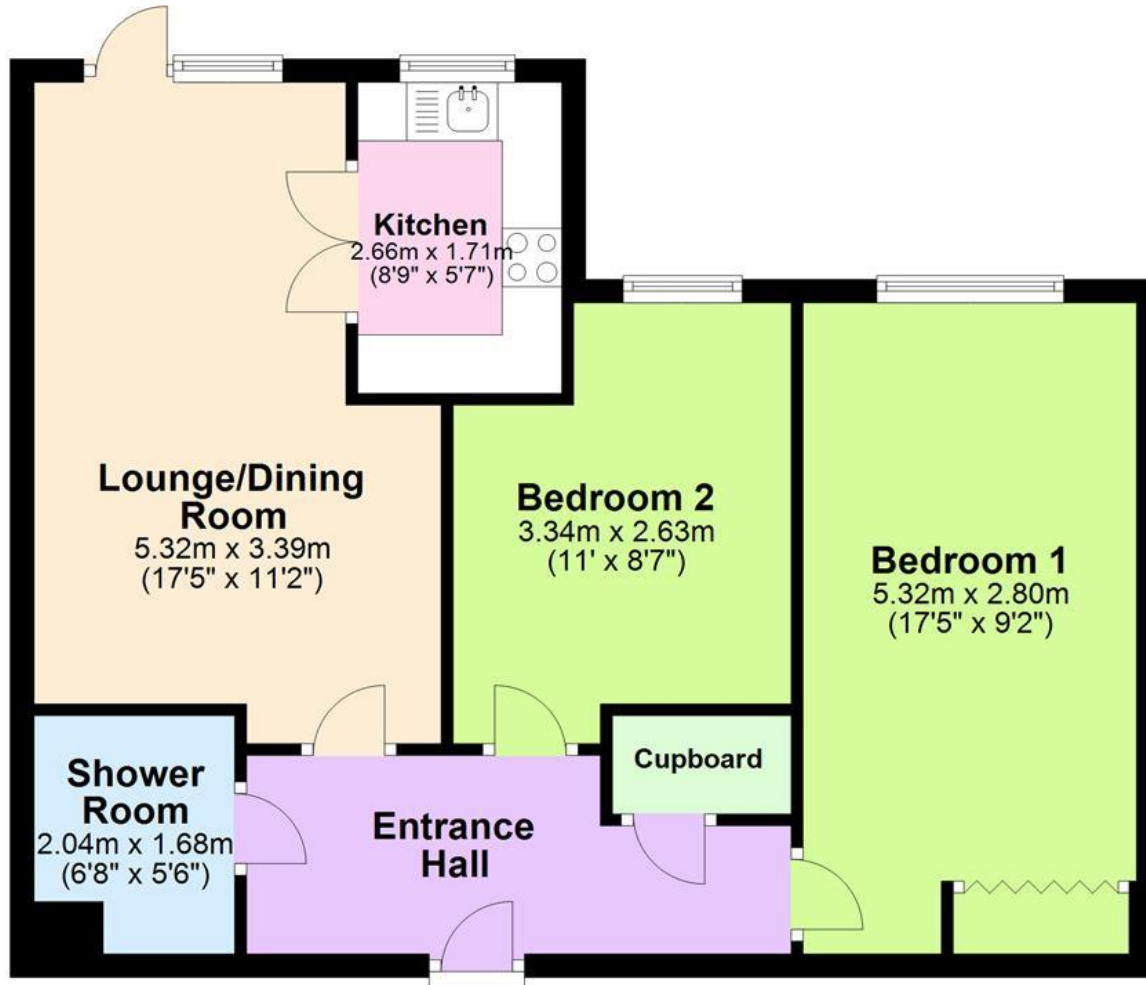
### Viewer's Note:

Services connected: Electric, Water & Drainage  
Council tax band: C  
Tenure: Leasehold 107 years remaining  
Ground Rent: £450  
Service Charge: £5000  
Restrictions: Age Over 55

# Floor Plan

This floor plan is not drawn to scale and is for illustration purposes only

## Ground Floor



## Energy Efficiency Rating

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

## Map Location

