



Let **UK** Home

2 Bedrooms

Flat

**Located
in Birmingham**

£1,250 Per Month



pmadmin@letukhome.co.uk

<https://www.letukhome.co.uk/>

0121 828 8955



3 Lexington Gardens Birmingham

B15 2DS



Let UK Home are excited to offer a modern, gated two-bedroom, two-bathroom furnished apartment in Washington Apartments, located in the highly sought-after Lexington Gardens development.

The open plan lounge/kitchen is perfect for both relaxing and entertaining, with ample space for furniture and a stylish modern décor. The contemporary kitchen is fitted with high-quality appliances, sleek countertops, and plenty of storage space, ideal for preparing meals and enjoying modern living. Both bedrooms are generously sized, with the master bedroom featuring an en-suite bathroom for added privacy and convenience. The family bathroom is equally well-appointed and has a shower cubicle, complete with modern fixtures and finishes.

The apartment is finished to a high standard, ensuring a comfortable and stylish living experience. The development itself is secure, with controlled access, and offers residents additional amenities such as communal areas.

With a prime location offering easy access to public transport, local amenities, restaurants, and entertainment, this apartment offers the perfect balance of urban convenience and comfortable living. The development is only a short walk from Birmingham City Centre, China Town, and the Mailbox, with their wide choice of restaurants, bars, and shops. Excellent public transport links — including New Street and Five Ways stations, plus frequent bus routes — make commuting across the city and beyond straightforward.

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- Close to China Town
- Close to Transport Links
- Furnished
- Parking Available
- Close to Local Shops
- Video Entry
- EPC Rating: C





Let **UK** Home

Let UK Home
JQ Modern 120 Vyse St
Birmingham
B18 6NF

0121 828 8955

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Council Tax Band: B

Local Authority:

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

| Energy Efficiency Rating | | Current | Potential |
|---|--|----------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (92 plus) A | | | |
| (81-91) B | | | |
| (69-80) C | | 77 | 77 |
| (55-68) D | | | |
| (39-54) E | | | |
| (21-38) F | | | |
| (1-20) G | | | |
| Not energy efficient - higher running costs | | | |
| England & Wales | | EU Directive 2002/91/EC | |

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