



Flat 15, 2, New Church Gardens, Kingsbury Road, B24 8QQ
£850 Per month



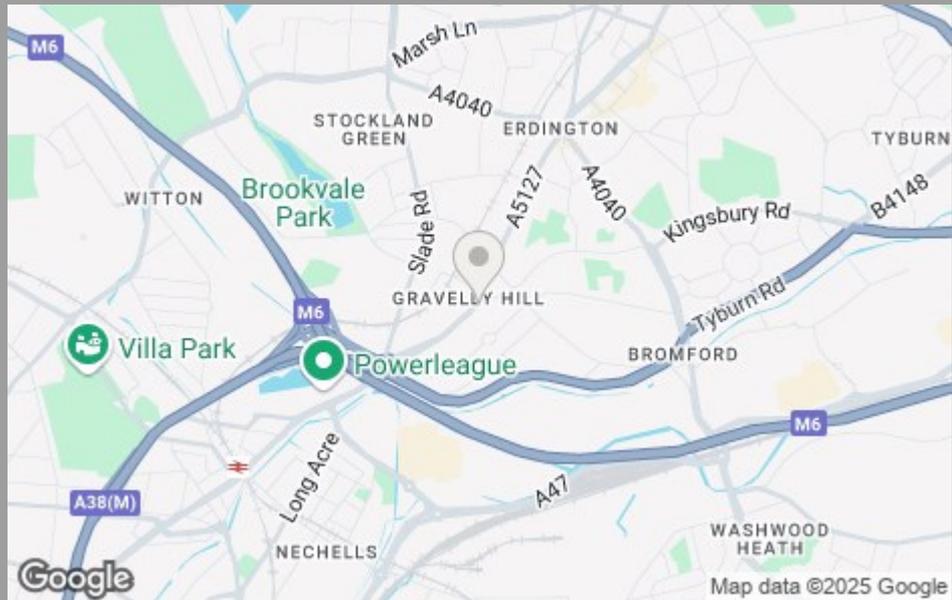
Welcome to this charming property located on Kingsbury Road in the delightful area of Erdington. This lovely flat boasts a spacious 689 sq ft of living space, perfect for those seeking a cosy yet comfortable home.

Upon entering, you are greeted by a welcoming reception room, ideal for entertaining guests or simply relaxing after a long day. The property features two bright and airy bedrooms, offering plenty of space for a small family, a couple, or even for those who desire a guest room or a home office.

The flat also includes a well-appointed bathroom, ensuring convenience and privacy for all residents. Whether you are getting ready for the day ahead or unwinding in a soothing bath, this bathroom provides a tranquil space for your daily routines.

Located in Erdington, this property benefits from a vibrant neighbourhood with a variety of amenities nearby. From local shops and restaurants to parks and schools, everything you need is within reach. Additionally, excellent transport links make commuting a breeze, whether you work in the city or prefer exploring the surrounding areas.

Don't miss out on the opportunity to make this charming flat your new home. With its convenient location, comfortable living spaces, and inviting atmosphere, this property is sure to capture your heart. Contact us today to arrange a viewing and take the first step towards your new beginning in Erdington.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
		61
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	



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