# 2 Middlemore Hall



Audley St George's Place, 2 Church Road, Edgbaston, West Midlands, B15 3SH

www.audleyvillages.co.uk

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### Two bedroom pre owned apartment

This charming grade 11 listed apartment is perfectly located on the ground floor of Middlemore Hall.

The main bedroom is well-appointed and offers fitted wardrobes. There is also a modern SieMatic kitchen with integrated new appliances including oven, hob, dishwasher and washing machine. In addition, the apartment offers spacious living/dining room and a guest bathroom with Villeroy & Boch sanitaryware.

#### Property specifications

- Ground floor apartment with large private terrace
- Large Main bedroom
- Guest bedroom and bathroom
- SieMatic kitchen with integrated appliances
- Spacious living/dining room
- Short walk to the main house

## Guide Price £740,000 (other fees apply)

Monthly management fee £553.68 Bistro credit £73.84 Council Tax Band: G

A deferred management charge applies to this property, please ask the sales team for more information.

Viewing by appointment with the sales office.

0121 454 5270 stgeorgesales@audleyvillages.co.uk





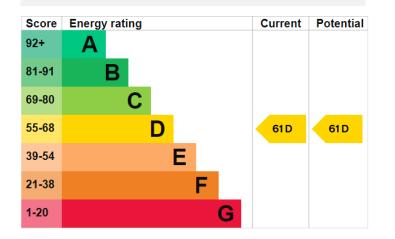


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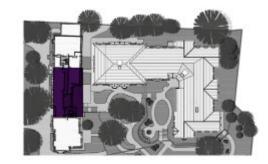
Internal Measurements	Metric (m)	Imperial (ft)
Living/Dining Room	7.66 x 5.46	25'1" x 17'91"
Kitchen	6.70 x 2.31	21'98" x 6'98"
Main Bedroom	7.31 x 5.52	23'98" x 18'11"
Bedroom 2	4.74 x 3.18	15'55" x 10'43"

Total Sq.Ft 1561

Built in wardrobes in bedrooms have not been included in the overall dimensions. Maximum measurements shown.







Furniture shown to illustrate possible room layouts and not included in sale. Designs vary according to plot and all details should be checked at the Sales office. March 2024

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