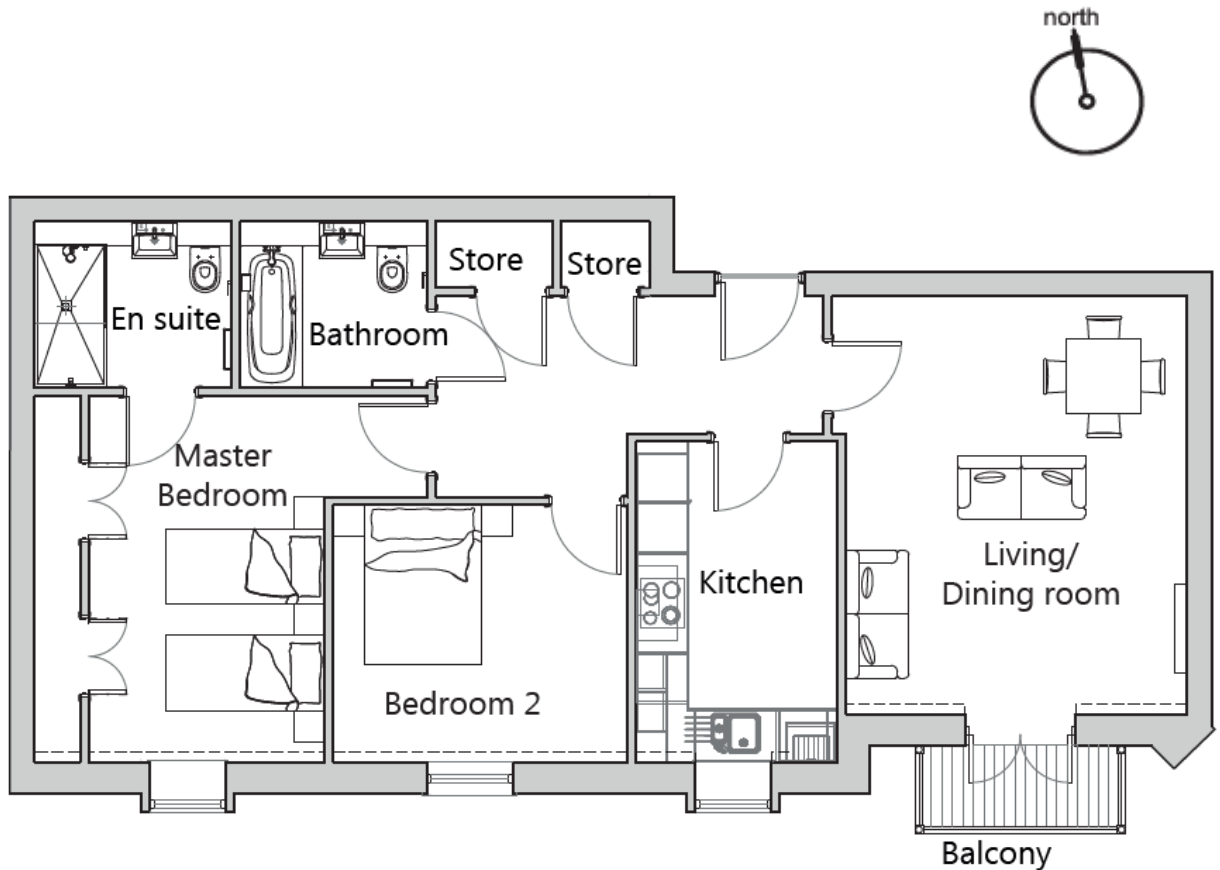


# Audley St George's Place

49 Chamberlain Place  
Two bedroom pre-owned apartment



Internal Measurements	Metric (m)	Imperial (ft)
Living/Dining Room	4.49m x 4.25m	16'4" x 13'11"
Kitchen	3.83m x 2.41m	12'6" x 7'11"
Master Bedroom	4.70m x 4.37m	15'5" x 14'4"
Bedroom 2	3.52m x 3.07m	11'6" x 10'0"
Total Sq.ft 875		

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>	86	86
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		

Audley St George's Place  
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Built in wardrobes in bedrooms have not been included in the overall dimensions.  
Maximum measurements shown. These pages are intended for marketing purposes only.  
Designs vary according to plot and all details should be checked at the Sales office.  
Oct 2016

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Photos are for illustration purposes only.

## Two bedroom, fourth floor apartment

This charming two bedroom apartment is perfectly located on the fourth floor of Chamberlain Place to enjoy lovely views over the landscaped gardens from the private south-facing balcony. The master bedroom is well-appointed and offers fitted wardrobes and an en suite shower room. There is also a modern SieMatic kitchen with integrated appliances, a spacious living room and a guest bathroom with Villeroy & Boch sanitaryware.

### Property specifications

- Fourth floor apartment with a private balcony
- Master bedroom with an en suite shower room
- Guest bedroom and bathroom
- Separate SieMatic kitchen with integrated appliances
- Spacious living room that offers access to the balcony
- Property accessed by a serviced lift or stairway

### Guide Price **£330,000** (other fees apply)

Monthly management fee £467.05  
Annual ground rent £500  
Bistro credit £56.67

Viewing by appointment with the sales office.

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