



£299,999

Yew Tree Road, Moseley, Birmingham

Flat | 3 Bedrooms | 2 Bathrooms

01922 322988



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# Step Inside

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## Key Features

- Prestigious gated development in Moseley
- Second floor apartment
- Three double bedrooms with built-in wardrobes
- Access to residents heated indoor swimming pool, sauna, steam room and gym
- Spacious lounge with balcony
- Fitted kitchen with integrated appliances
- Family bathroom and en-suite shower room to the main bedroom
- Undercover parking
- Gas central heating and double glazing
- Tenants in situ

## Property Description

A well presented and spacious second floor three bedroom apartment situated in the prestigious and popular Britannic Park development in Moseley. Excellent location close to Cannon Hill Park, Highbury Park, Moseley centre and Kings Heath High Street.

The property comprises of a spacious lounge with doors opening to the balcony, a modern fitted kitchen with built-in appliances comprising a fridge freezer, washing machine, dishwasher, oven and an electric four ring hob with a stainless steel extractor fan. There are three double bedrooms with bedroom one having an en-suite shower room, a built in double door wardrobe and a door opening to the balcony, bedroom two and three also having built in wardrobes.

The following excellent facilities are available to all the residents, indoor heated swimming pool, sauna, steam room, gym and a concierge service.

The property also has an allocated undercover parking space. gas fired central heating, double glazing, gated access for vehicles, separate gated access for pedestrians, an electronically operated video linked door opening system and a fob operated main door access system.

The property is currently tenanted furnished on an assured shorthold tenancy at a rent of £1200.00 pcm ending in April 2024.

THERE IS NO UPWARD CHAIN.

TENURE: The property is Leasehold.

Leasehold term: 999 years from 1st January 1999.

The current service charge is £4080 per annum. We believe that It is possible for the service charge to be paid monthly, quarterly or annually. There is no ground rent due for this property.

Tenure details are subject to confirmation through the vendor's solicitor, and purchasers must verify tenure details through their solicitor/conveyancer.

COUNCIL TAX BAND: F

FIXTURES AND FITTINGS: All items of fixtures and fittings except those mentioned in the sales particulars are excluded from the sale.

Please call or email to book in a viewing!

## Main Particulars

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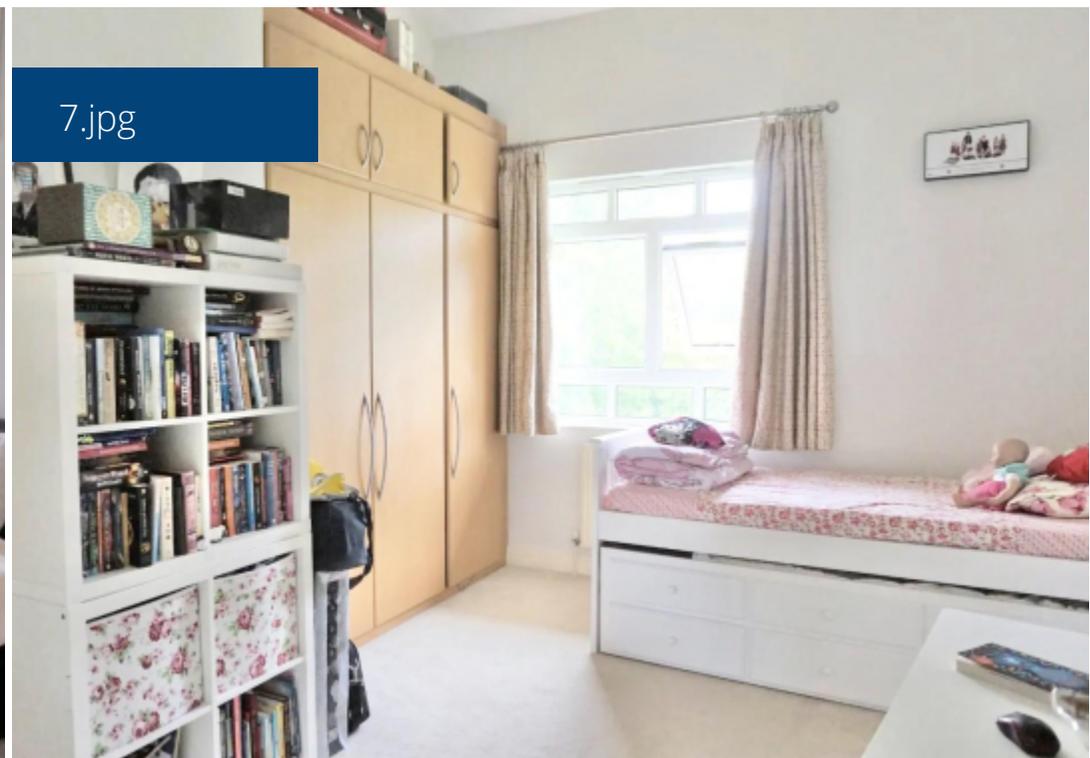
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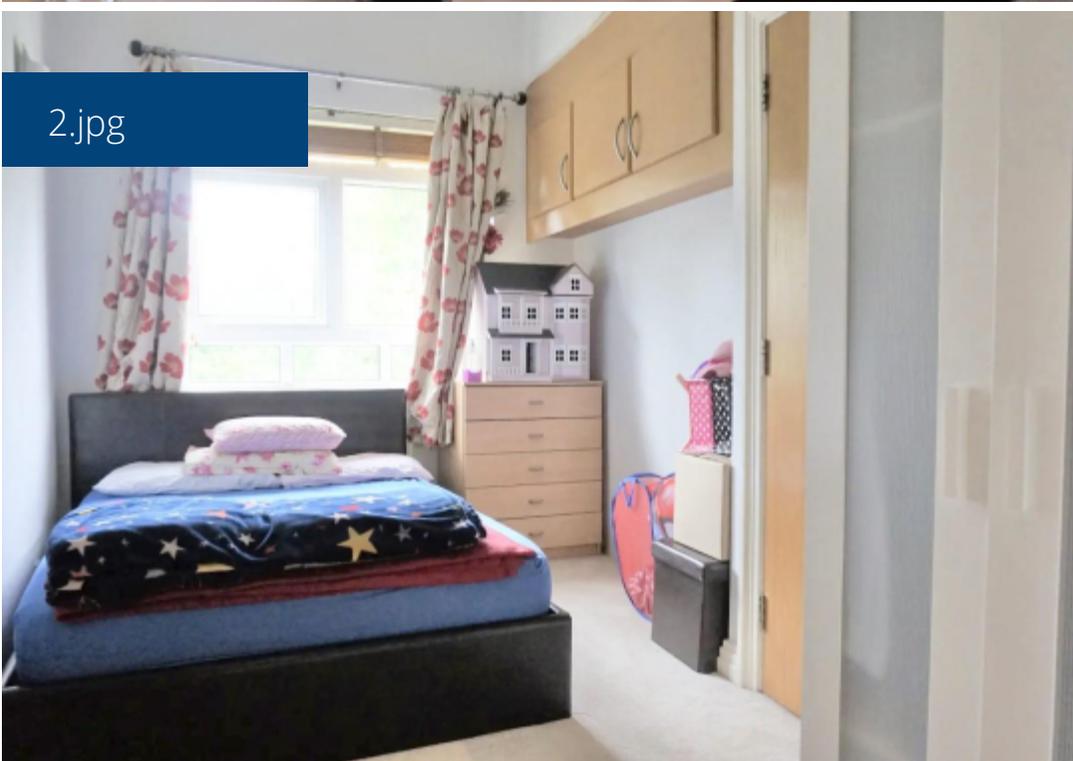
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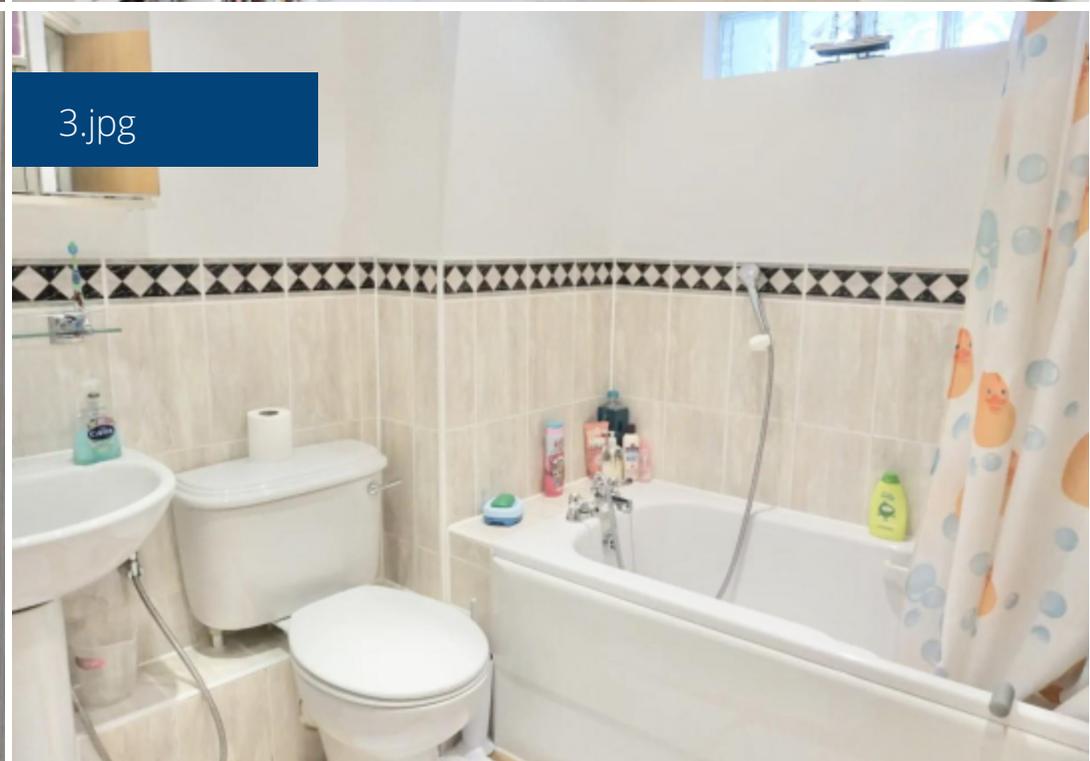
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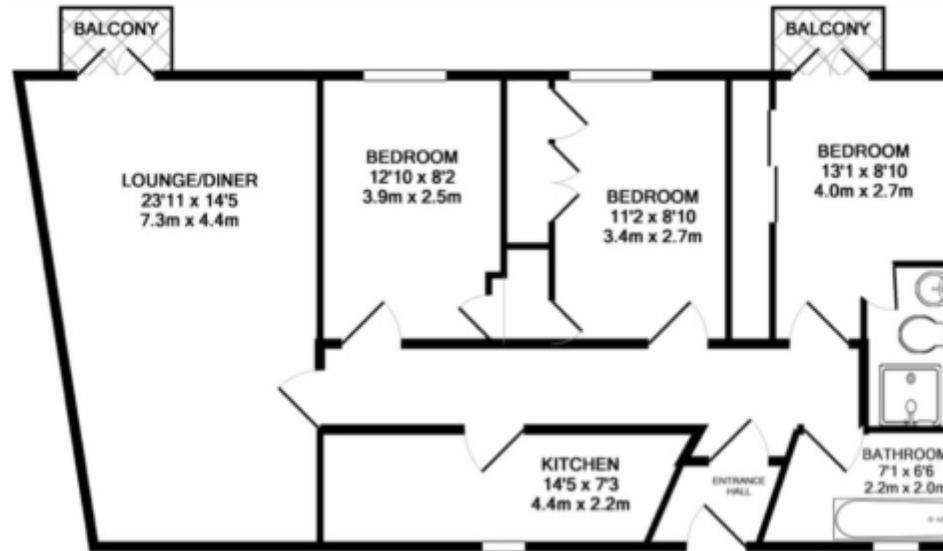


2.jpg



3.jpg





This floorplan is for illustrative purposes only and the location of doors, windows and other items are approximate.

Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. Copyright © 2026 14430791 Registered Office: , 549 Bloxwich Road, Bloxwich, WS3 2XD

## Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	78	78
(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		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

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