

Tamworth

Flats 1-13, 2 Summerfield Close, Staffordshire B77 3NZ

- **A Freehold Unbroken Block of Flats**
 - **Internally Arranged to Provide Thirteen Self-Contained Studio Flats with Ancillary Accommodation**
- ### Vacant Possession



BY ORDER OF METROPOLITAN



Tenure

Freehold.

Location

The property is situated on the west side of Summerfield Close to the west of its junction with Summerfield Road. Local shops and other facilities can be located approximately 0.1 mile south-east along Glascote Road. Tamworth town centre is approximately one mile north-west, providing access to an extensive range of shops and other facilities, including Tamworth Rail Station and Ankerside Shopping Centre. Local schools and colleges can be found within a three mile radius, including Tamworth Enterprise College approximately 2.1 miles south-east. Drayton Manor Theme Park can also be located approximately 2.7 miles south-west. The A5 and M6 (Toll), M42 Motorways are easily accessible and several areas of public open space are close at hand.

Description

The property comprises a purpose built block of flats arranged over ground and first floors beneath a pitched roof. The property is internally arranged as thirteen self-contained studio flats with ancillary office, store, laundry and WC facilities. The property benefits from a rear communal garden. The communal area on the ground floor also comprises three store rooms.

Accommodation

A schedule of Accommodation is set out below.

Fiat	Floor	Accommodation
1	Ground	Studio Room, Kitchen, Bathroom/WC
2	Ground	Studio Room, Kitchen, Bathroom/WC
3	Ground	Studio Room, Kitchen, Bathroom/WC
4	Ground	Studio Room, Kitchen, Bathroom/WC
5	Ground	Studio Room, Kitchen, Bathroom/WC
6	Ground	Studio Room, Kitchen, Shower Room/WC
7	First	Studio Room, Kitchen, Bathroom/WC
8	First	Studio Room, Kitchen, Bathroom/WC
9	First	Studio Room, Kitchen, Bathroom/WC
10	First	Studio Room, Kitchen, Bathroom/WC
11	First	Studio Room, Kitchen, Bathroom/WC
12	First	Studio Room, Kitchen, Bathroom/WC
13	First	Studio Room, Kitchen, Bathroom/WC
Communal	Ground	Lounge, Office, Disabled WC, Laundry Room, Meter Room
Communal	First	Three Store Rooms

To View

The property will be open for viewing every Tuesday and Thursday before the Auction between 9.00 – 10.00 a.m. These are open viewing times with no need to register. (Ref: MW).

VACANT – Freehold Block of Flats

Prospective buyers are strongly advised to read the Auctioneers' Notices Part One and Part Two and all applicable conditions of sale and addenda. To request Legal Documents, Special Conditions of Sale and any Errata/Addenda please refer to pages 3, 8 and visit www.alltop.co.uk.
BUYER'S FEE: The successful Buyer will be required to pay to the Auctioneers a buyer's fee of £750 (including VAT) upon exchange of sale memoranda.