



11 The Mill, Albion Street, Wolverhampton, West Midlands, WV1 3ED

BERRIMAN
EATON

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A superb and luxuriously appointed third floor apartment set in this striking conversion of a 19th Century Flour Mill. The apartment has retained many original features and consists of an open plan living/dining room and kitchen, family bathroom and double bedroom. Externally there is secure gated entrance to own reserved parking space and use of own lock up storage cage in basement. FLOORPLAN TO FOLLOW.

LEASE

The property is held on a lease term of 125 years from the 4th of January 2004 thus having approximately 107 years unexpired, at a current ground rent of £100 per half year. There is a service charge of 955.82 per half year.

SERVICES

We are informed by the Vendors that all main services are installed.

COUNCIL TAX BAND B - Wolverhampton

POSSESSION Vacant possession will be given on completion.

VIEWING Please contact the Tettenhall Office.

The property is LEASEHOLD.

Tettenhall Office
01902 747744
tettenhall@berrimaneaton.co.uk

Bridgnorth Office
01746 766499
bridgnorth@berrimaneaton.co.uk

Wombourne Office
01902 326366
wombourne@berrimaneaton.co.uk

Lettings Office
01902 749974
lettings@berrimaneaton.co.uk
Worcestershire Office
01562 546969
worcestershire@berrimaneaton.co.uk
www.berrimaneaton.co.uk

Offers Over
£145,000

EPC:

IMPORTANT NOTICE: Every care has been taken with the preparation of these Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. Areas, measurements and distances are approximate and the text, photographs and plans are for guidance only. If there is any point which is of particular importance please contact us to discuss the matter and seek professional verification prior to exchange of contracts.



11 THE MILL
ALBION STREET, WOLVERHAMPTON



Third Floor

TOTAL: 77.7sq.m. 836sq.ft.

INTERNAL FLOOR AREAS ARE APPROXIMATE
FOR GENERAL GUIDANCE ONLY - NOT TO SCALE
POSITION & SIZE OF DOORS, WINDOWS, APPLIANCES
AND OTHER FEATURES ARE APPROXIMATE

