



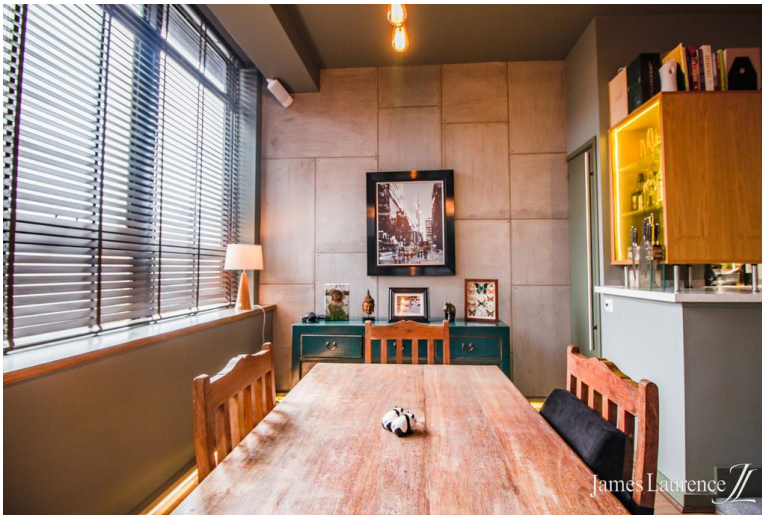
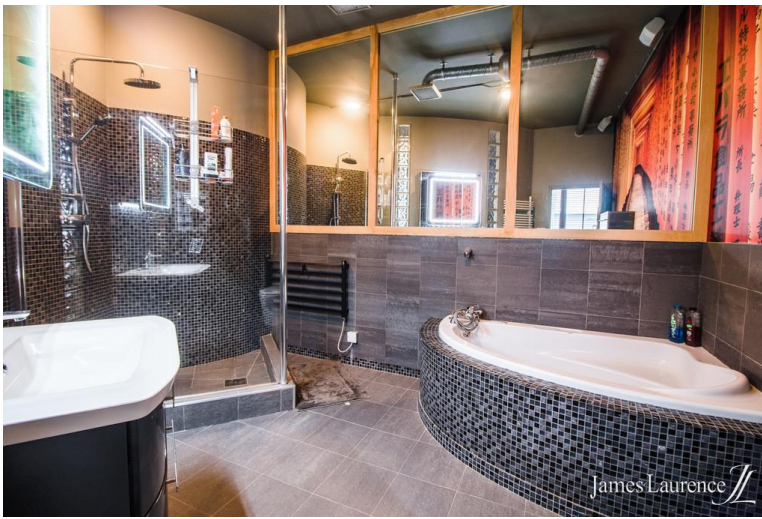
James Laurence *JL*

James *JL* Laurence TM
Sales and Lettings

APARTMENT 105, MILLENNIUM APARTMENTS, 95
NEWHALL STREET, BIRMINGHAM CITY CENTRE, B3 1BA
ASKING PRICE OF £299,950



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TOTAL APPROX. FLOOR AREA 1033 SQ.FT. (96.0 SQ.M.)
 Whilst every effort has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for guidance purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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DESCRIPTION

****EWS1 FORM GRANTED**** This gorgeous first floor apartment consists of a master bedroom with walk in shower, guest bedroom, family bathroom and a spacious lounge/dining/kitchen area. A luxurious build, this property features a built in speaker system consisting of two Sonos amp and six Bose speakers, underfloor heating and access to a gym/sauna as well as communal garden access. The property has undergone extensive work on the interior and has numerous design features that make it a truly wonderful apartment.

ENTRANCE HALL

Coming into the apartment, there is a large mirrored feature wall and some steps leading into the property. There is an intercom unit on the wall leading into the kitchen/lounge area.

HALLWAY

A curved hallway connects the entire property, and has wooden chevron floorboards underneath and custom built glass sections along the walls.

KITCHEN/LOUNGE

The heart of the property, this open plan kitchen/dining/lounge area is simply stunning. The kitchen features a mixture of base and wall mounted units with a grey and brushed chrome finish. There are numerous integrated appliances including a Hotpoint washing machine, Hotpoint ceramic hob, Lamona microwave, oven, sink with drainer and cooker hood. The kitchen is finished with statement teal tiling, wooden chevron floorboards and a brushed chrome kitchen island. There is also a glass bar cabinet with LED strip lighting.

The dining/lounge area has custom fitted under lighting running around the circumference of the room and large windows looking out onto the rear of the property which are fitted with custom made wooden blinds. There are wooden floorboards underfoot and numerous power points, plus a TV point. There is a feature wall on the right.

MASTER BEDROOM

The master bedroom is offset from the main living area and accessed via steps. There is carpet underfoot and windows running along the entire wall of the bedroom. There is a feature textured glass wall behind the bed, leading to a tiled walk in shower at the back of the room. There are two hidden wardrobe units in the bedroom, offering discreet storage.

GUEST BEDROOM

The guest bedroom features built in wardrobes along the entire wall of the room, as well as custom shelving units. There are numerous power points and a TV point in the bedroom, and carpet underfoot. The room is neutrally decorated with grey walls.

FAMILY BATHROOM

The bathroom features a large mural of Kyoto along the one wall, and mirrors along the other. There is a custom built concealed WC with storage, a tiled corner bath with shower attachment, a walk in tiled shower with glass screen and a custom built sink/vanity area with soft close LED drawers.

PARKING

The property also boasts one secure and allocated parking space.

AREA

Situated in the heart of Birmingham, this property's location is second to none when it comes to city living. The iconic Bullring shopping centre is a 15 minute walk away, with Birmingham's historic Jewellery Quarter under a 10 minute stroll from the property.

For food and drink, prestigious restaurants such as Opheem are within walking distance, while gorgeous bars such as The Button Factory and Ana Rocha Bar & Gallery are under 10 minutes away. For travel, both Snow Hill and New Street Station are within walking distance, while you're a short drive from Birmingham's ring road.

