

# Timber Yard

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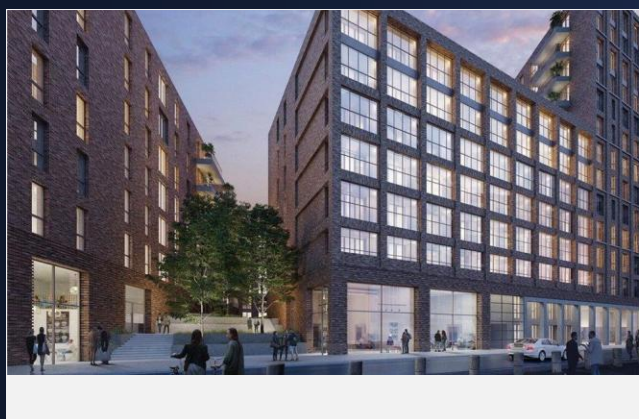
Asking Price Of **£210,000**

*New Development*

*379 Studios And 1, 2 & 3 Bedroom Apartments*

*On-Site Gym*

*On-Site Club Lounge*





### Property Description

**THE DEVELOPMENT** Presented by joint venture partners **Galliard Homes** and **Apsley House Capital**, **Timber Yard** will comprise two residential buildings, **East and West Block**, together boasting a collection of 379 modern studio, one, two and three bedroom apartments located in Birmingham's Southside District. Both buildings will surround landscaped courtyard gardens, exclusively accessible to residents, while many of the apartments will also feature a private balcony/terrace or winter garden.

**Lifestyle facilities** will include a private gym, concierge desk, club lounge and screening room, offering residents of the development the perfect space to socialise, entertain or relax. Furthermore, this landmark 1.58-acre development will also contain 10,000 sq. ft. of ground level commercial space, set to feature a variety of retail and leisure amenities. Designed by **Claridge Architects**, these new-build homes will exhibit signature designs providing owner-occupiers, first-time buyers and investors with homes that are stylish, enduring and energy-efficient. Secure underground parking is available on selected apartments and to purchase at an additional cost.

Less than a 10 minute walk from **Birmingham New Street** and **Birmingham Moor Street** stations, commuters can be in London in less than an hour and a half, a travel time which will be reduced to under an hour when **HS2** arrives at Birmingham Curzon Street station. The city centre and a variety of local landmarks are also just a short stroll from **Timber Yard**, including Birmingham's **O2 Academy**, **Bullring** shopping centre and **The Arcadian**, all within a 600m radius of the development.

#### FEATURES - 10,000 sq. ft. of commercial space

- Residents' courtyard garden
- Opened reception area at concierge desk
- Residents' gym, club lounge and screening room

**LOCAL AREA** Being the UK's second city and the youngest in Europe, with 40% of its population under 25, Birmingham is a young and vibrant city on the rise. Brimming with entertainment, leisure, nightlife and culinary options, take your pick at a choice of more than 100 top-name shopping and dining establishments within Birmingham's premier shopping destinations, the **Bullring** and **Mailbox** Birmingham, including **John Lewis**, **Selfridges** and **Harvey Nichols**.

Whether you are looking for formal or relaxed dining options, Birmingham has it all, enjoying five Michelin-starred restaurants and many more recommended eateries. For music gigs, comedy and club nights, **The Hippodrome**, **Glee Club**, **O2 Academy Birmingham** and **The Alexandra Theatre** are also under 15 minutes away by foot.

**TRANSPORT** Nearby **Birmingham New Street** station offers fast connections to **London Euston** and the Midlands, whilst **Birmingham Moor Street** is also nearby for journeys to destinations including **Stratford-upon-Avon** and **London Marylebone**. Residents will also be able to catch the **Metro line** (light railway) from **New Street** station for easy access across the city. **Curzon Street** station, the new home of **HS2**, will be approximately 15 minutes' walk away, once completed (estimated in 2029), commuters will be able to reach London in under an hour, thereby cutting the journey time by 40%. Drivers will also be within easy reach of a number of A-roads and motorways, including the **M5**, **M6**, **M40** and **M42**.

- Walk - **Timber Yard** to **Birmingham New Street** station - 8 minutes
- Walk - **Timber Yard** to **Birmingham Moor Street** station - 10 minutes
- Walk - **Timber Yard** to **Curzon Street** station - 15 minutes
- Drive - **Timber Yard** to **Birmingham International Airport** - 25 minutes
- Train - **Birmingham Curzon Street** station (**HS2**) to **London Euston** station - 49 minutes
- Train - **Birmingham New Street** station to **London Euston** station - 83 minutes



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*Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements*