

## Friendly, flexible, professional

Birmingham's premier independent lettings agency

Warstone Lane, Jewellery Quarter, B18 £850 per month, For long let



Greystone Lettings are proud to market stunning two bedroom apartment in the Metal Works Development in the Jewellery Quarter.















Greystone Lettings give notice to anyone reading these particulars that: (i) these particulars do not constitute part of an offer or contract; (ii) these particulars and any pictures or plans represent the opinion of the author and are given in good faith for guidance only and must not be construed as statements of fact; (iii) nothing in the particulars shall be deemed a statement that the property is in good condition otherwise; we have not carried out a structural survey of the property and have not tested the services, appliances or specified fittings.

## **Long Description**

A simply stylish and spacious 2 bedroom apartment in the Metalworks development, available December.

The Metal Works is a secure gated development located on Warstone Lane and offers a modern and contemporary finish throughout.

The interior designed living space provides a high end finish which includes timber effect flooring, grey oak doors. The apartment comes complete with a burglar alarm system with contacts to the front door and PIR sensors. Audio entry phone system in each apartment which is linked to the secure communal entrances.

The bedrooms are finished to a high standard with luxurious fitted carpets, double glazed windows, sky and TV sockets with BT points. The Master Bedroom has the advantage of a luxury en-suite shower room with WC and Sink.

Spacious lounge with courtyard facing balcony. Wood laminate timber effect flooring throughout and leading onto a stunning modern fully integrated kitchen which has custom designed soft closing doors finished in a Malaysian Walnut gloss effect. Hotpoint appliances to include a dishwasher, fridge, freezer and washer drier. Built in extractor, ceramic hob with built in oven.

White bathroom suite comprising of Vado Sense mixer taps, separate shower cubicle with Aqualisa thermostatic shower. Sink unit with vanity draw with storage. Large wall mounted mirror. Porcelanosa Madagascar Natural Floor and Wall tiles and also a chrome heated towel rail.

## Secure Allocated Parking

The Jewellery Quarter is a thriving place to live and work and making it one of the most popular areas to visit with its many coffee shops, bars and award winning restaurants.

St Pauls Square is within walking distance as well as the City Centre.

Excellent local transport links by bus and rail and motorway networks.

VIEWING IS HIGHLY RECOMMENDED