



James Laurence *JL*

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Sales and Lettings

APARTMENT 4, THE OLD CHAPEL, 57 ST. PAULS SQUARE,
BIRMINGHAM CITY CENTRE, B3 1QS
ASKING PRICE OF £345,000



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DESCRIPTION

A superb upper ground floor apartment spanning over 914 Sq. Ft. of internal living space, located in the sought after development The Old Chapel on St Pauls Square. This premium address is home to just 12 exclusive apartments. The property comprises of entrance hallway, modern open plan living & kitchen area with integrated appliances, master bedroom with en-suite, second double bedroom with fitted wardrobes and a family bathroom. The property also benefits from having a secure allocated parking space.

ENTRANCE HALL

OPEN PLAN LIVING & KITCHEN AREA

27' 7 (Max)" x 15' 8 (Max)" (8.41m x 4.78m)

MASTER BEDROOM

15' 3" x 9' 0" (4.65m x 2.74m)

ENSUITE

6' 9" x 6' 3" (2.06m x 1.91m)

GUEST BEDROOM

11' 4" x 9' 2" (3.45m x 2.79m)

FAMILY BATHROOM

8' 3 (Max)" x 6' 0" (2.51m x 1.83m)

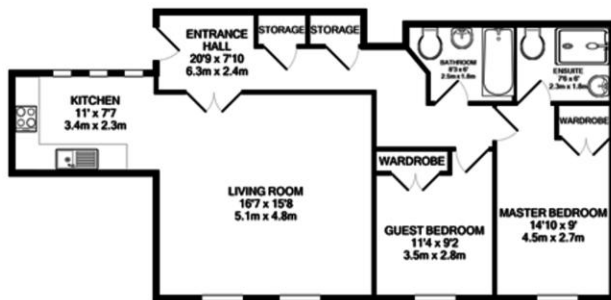
PARKING

The property boasts one secure and allocated parking space.

AREA

The property is located in the heart of Birmingham's Jewellery Quarter on St. Paul's Square.

The Jewellery Quarter is a designated conservation area and proposed World Heritage Site and is already a prestigious and highly desired part of Birmingham. It is experiencing further development as some of the old factories are converted into apartments, restaurants and



TOTAL APPROX. FLOOR AREA 914 SQ.FT. (84.9 SQ.M.)
 Whilst every attempt 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 illustrative 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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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C	73	75
(55-68) D		