

## 4 The Old Bakehouse, Saturday Market/Lairgate, Beverley



### **\*\*SOME UNITS ALREADY RESERVED\*\***

The final scheme will offer a mix of seven 1 and 2 bedroomed apartments, some of which are arranged on a single level, whilst others have been cleverly designed ground and first floor.

The location is absolutely outstanding being in the heart of this historic Georgian market town, but secreted away from the hustle and bustle to offer the very rare opportunity to live in a contemporary residence within an historic building in the heart of Beverley.

Internal fixtures and fittings will be of the highest standard including German kitchens with branded appliances, and those confirming early interest will be welcome to be involved in the design of kitchens and bathrooms.

The Old Bakehouse will undoubtedly be a much sought after development and interest should be registered with ourselves as early as possible.

### **Viewing**

Please contact our Q & C Beverley Office on 01482 886200 if you wish to arrange a viewing appointment for this property or require further information.

# SPECIFICATION

The apartments will benefit from new windows and doors in either aluminium or timber.

## ***Kitchens to include:***

Bespoke luxury German cabinetry - Quartz worktops - Integrated 'branded' oven, microwave & hob (Neff, Bosch, AEG) - Integrated washer/dryer (Apartments 1, 3, 5 & 7) - Integrated slimline dishwasher - Boiling water tap as standard - LED under cabinet lighting

Buyer to have input on kitchen colours/style if reserved at an early enough stage.

## ***Bathrooms to include:***

Low profile glass shower enclosure - Thermostatic mixer shower with overhead & hand shower - Wall hung vanity unit - Illuminated wall mirror - Designer towel radiator

Buyer to have input on choice of brassware colour and tiling if reserved at an early enough stage.

## ***Flooring:***

The apartments will have carpet laid to the bedrooms and LVT to all other rooms.

Buyer to have input on colours/style if reserved at an early enough stage.

## ***All of the apartments will come with the following benefits:***

999 year lease at a peppercorn ground rent.

Membership of Management Company which will own the common areas.

Communal courtyard with access from Saturday Market & Lairgate.



VIEWINGS Strictly by appointment through the Sole Agent's Beverley Office on 01482 886200. The mention of any appliances &/or services within these sales particulars does not imply they are in full and efficient working order. ALL MEASUREMENTS ARE APPROXIMATE & FOR GUIDANCE ONLY We endeavour to make our sale details accurate & reliable, but if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. Do so, particularly if contemplating travelling some distance to view the property. NONE OF THE STATEMENTS CONTAINED IN THESE PARTICULARS ARE TO BE RELIED UPON AS STATEMENT OR REPRESENTATION OF FACT. These sales particulars are based on an inspection made at the time of instruction and are intended to give a general description of the property at the time.