



RE/MAX
Prime Estates



133 Platinum Apartments Old Wharf Road, Stourbridge, DY8 4FR

£210,000

Welcome to Platinum Apartments, a stunning new build located on Old Wharf Road in the charming town of Stourbridge. This contemporary apartment offers a perfect blend of modern living and comfort, making it an ideal choice for both first-time buyers and those looking to downsize.

Spanning an impressive 721 square feet, this well-designed apartment features a spacious reception room that invites natural light, creating a warm and welcoming atmosphere. The property boasts two generously sized bedrooms, providing ample space for relaxation or a home office. The bathroom is stylishly appointed, ensuring a tranquil space for your daily routines.

Built in 2023, this apartment benefits from the latest in construction standards and energy efficiency, offering you peace of mind and lower utility bills. The modern design and high-quality finishes throughout the property enhance its appeal, making it a delightful place to call home.

Situated in a convenient location, residents will enjoy easy access to local amenities, including shops, restaurants, and parks, all within a short distance. Stourbridge is known for its vibrant community and excellent transport links, making it easy to explore the surrounding areas.

In summary, this apartment at Platinum Apartments is a fantastic opportunity for those seeking a contemporary living space in a desirable location. With its thoughtful layout and modern features, it is sure to impress. Do not miss the chance to make this beautiful property your new home.

Communal



With a door leading from the front, stairs to first floor where the entrance to the property can be found

Entrance Hall

With a door leading from the communal area, doors to various rooms

Open Plan Lounge Kitchen 13'2" x 21'11" (4.02 x 6.69)



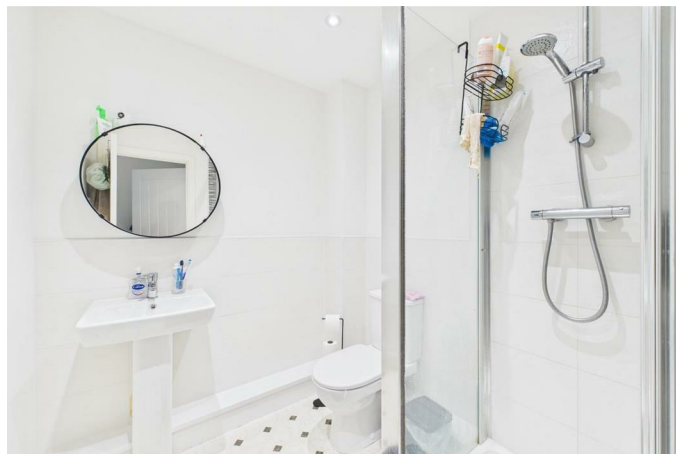
With a door leading from the entrance hall, kitchen fitted with a range of wall and base units with worktops, integrated appliances, double glazed floor-to-ceiling window to the front, a double glazed door to the balcony and a central heating radiator

Bedroom 10'2" x 11'10" (3.10 x 3.62)



With a door leading from the entrance hall, a door to the en-suite, double glazed door to the balcony and a central heating radiator

En-Suite



With a door leading from the bedroom, WC, hand wash basin and a shower cubicle with glass screen

Bedroom 13'0" x 7'1" (3.98 x 2.16)



With a door leading from the entrance hall, a double glazed window to the side and a central heating radiator

Family Bathroom



With a door leading from the entrance hall, WC, hand wash basin, bath with shower over and tile surround and a central heating radiator

Balcony



With doors from the bedroom and open plan lounge kitchen

Money Laundering Regulation

At RE/MAX Prime Estates, we adhere to the strict guidelines outlined in the MONEY LAUNDERING REGULATIONS 2017. As per legal requirements, we are obligated to verify the identity of all purchasers and the sources of their funds to facilitate a seamless purchase process. Therefore, all prospective purchasers must furnish the following documentation:

- Satisfactory photographic identification.
- Proof of address/residency.
- Verification of the source of purchase funds.

Please be advised that RE/MAX Prime Estates reserves the right to utilize electronic verification methods to authenticate any required documents. A nominal fee of £60 including VAT per person will be applicable for this service.

Rest assured that these measures are in place to ensure compliance with regulatory standards and to safeguard the integrity of all property transactions.

Referral Fees

At RE/MAX Prime Estates, we are committed to full transparency in all aspects of our service.

As part of our commitment to supporting clients through the property transaction process, we may introduce you to third-party service providers, including conveyancers and mortgage advisers. Where such introductions are made, please note the following:

Conveyancing Referrals:

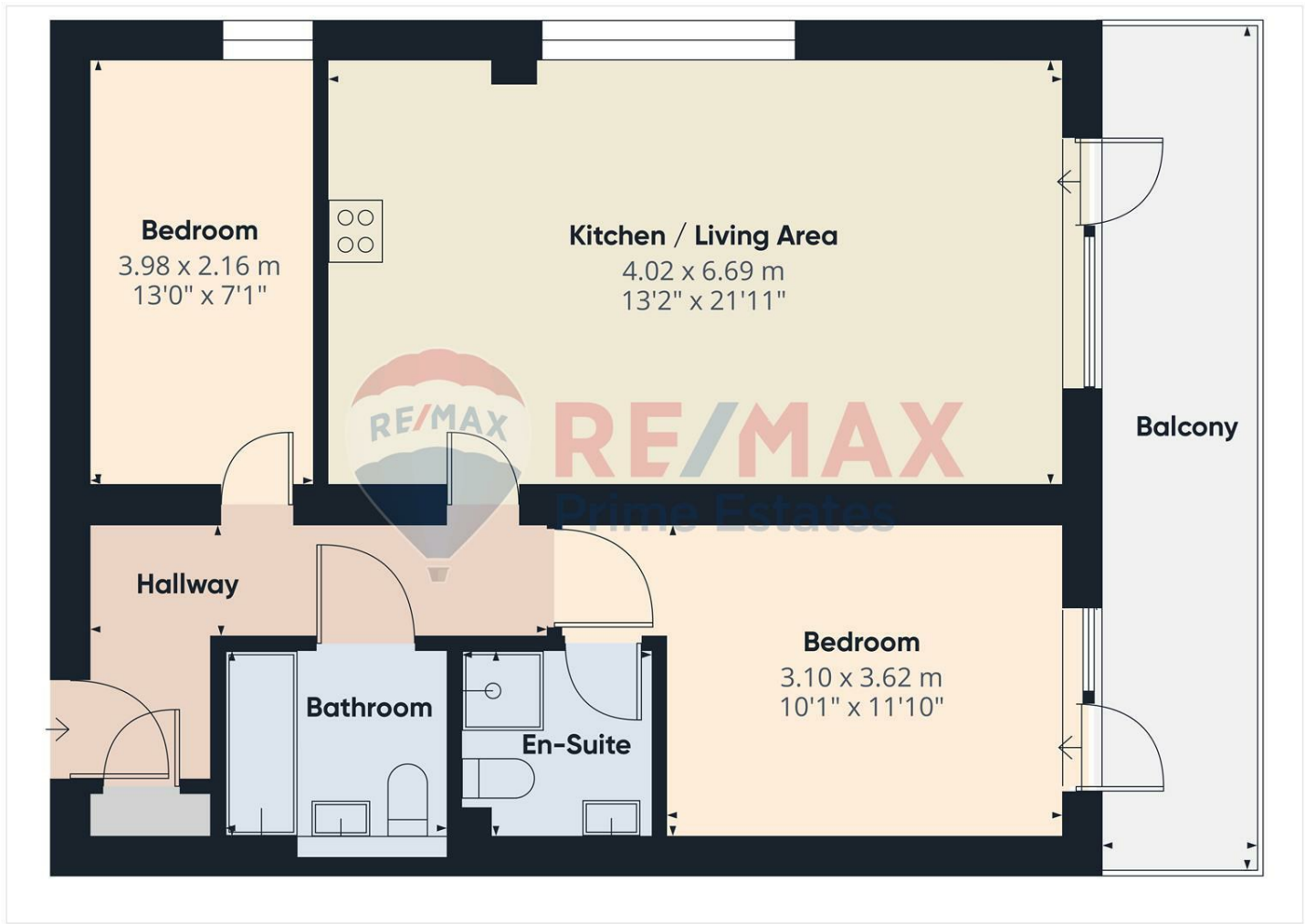
Should you choose to instruct a solicitor or licensed conveyancer introduced by us, please be aware that RE/MAX Prime Estates may receive a referral fee for this introduction. This fee is typically up to £200 and is paid directly to us by the conveyancing firm. This fee is not an additional cost to you and does not affect the quote or service you receive. We only recommend firms we believe offer a high standard of service. You are under no obligation to use any of the professionals we recommend and are free to choose an alternative provider.

Financial Services Referrals:

If we introduce you to an independent financial advisory firm, and you proceed with their services, RE/MAX Prime Estates may receive a referral fee averaging £218 per completed case. This referral fee is paid by the financial advisory firm and does not affect the fees or products offered to you. As with all our recommendations, you are under no obligation to proceed with any advisor we introduce.

We are happy to provide further details on referral arrangements upon request.

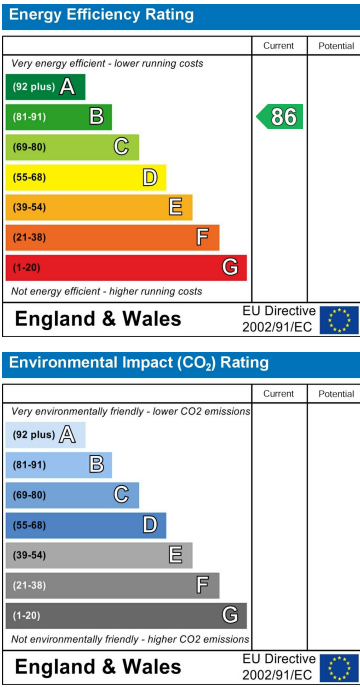
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.