



**£310,000 – DUPLEX APARTMENT**

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PROPERTY  
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## DESCRIPTION

We are delighted to showcase this stunning luxury 2 Bedroom Duplex apartment with secure off road parking, and fantastic sea views.

Location:





## SUMMARY

The luxurious development is located in a highly desirable area of New Brighton and offers a beautiful blend of contemporary design and traditional features.

The apartment features a stylish open plan kitchen/dining area with high end integrated appliances with wine cooler and plentiful work spaces, two well proportioned bedrooms, Master Bedroom having an en suite bathroom with free standing bath and separate black framed walk in shower, Second Bedroom having en suite shower room, fabulous sea views, generous parking and communal gardens.

Featuring intercom system, original cast iron fireplaces, spot lights throughout, ample chrome sockets, dado rails and high skirting boards, high quality tiles to bathroom, wood effect floors, mixture of contemporary and cast iron radiators, and generous amount of natural light through the bespoke uPVC windows.

Outside discover the beautifully landscaped gardens with designated bin area and ample secure on site parking via electronic gates (accessed via Albion Street).

This apartment comes with storage shed.

Perfect location a stone's throw to New Brighton promenade, with it's many eateries and everything Maring Point Development has to offer only a short stroll. Excellent transport links via bus and rail are on your doorstep and the M53 and tunnel approach road to Liverpool is a short drive away.

This is the ultimate in luxury apartment living - early viewing comes highly recommended.



COMPRISING: Secure and inviting communal entrance with intercom entry system.

Cloakroom/W.C

Open Plan Kitchen/Diner/Living Area: 21'3 x 15'4

Bedroom: 16'4" x 16'4" with fantastic sea views.

En Suite Shower Room

Inner Hall with staircase to:-

Master Bedroom: 14'4 x 12'8" with stunning sea views and door to:-

En Suite Bathroom with free standing bath and separate shower.

