



The Boulevard - A1.14.02

From **£255,000**

ONE BEDROOMED APARTMENT Investin and Bespoke development specialists bring to you their latest collaboration, these brand new one and two apartments being constructed in the heart of Birmingham city's southside. The scheme offers city living with all the amenities of modern living in an urban location, including on site residents lounges, gymnasium and courtyard outdoor communal space.

Bedrooms: 1 | **Bathrooms:** 1 | **Receptions:** 1

Property Type: Apartment

Bedrooms: 1 | Bathrooms: 1 | Receptions: 1

This lovely one bedroom apartment is on the 14th floor, with a great view of Birmingham. The open plan kitchen / lounge is a place to relax and enjoy your new home, creating memories. Residents will benefit from the communal areas of the scheme including an on site gymnasium, outdoor courtyard and two residents lounges.

Birmingham's newest development in the heart of Southside.

This new scheme of beautifully designed apartments are being constructed in the cultural quarters of the city centre.

Bringing a new standard of living and lifestyle to Birmingham.

Investin have teamed up with Bespoke construction after the successful build of Broadoaks Solihull offering a similar high end specification (Call us to view at Broadoaks to see the specification).

Birmingham still prides itself on being the second biggest city in the UK with a predicted growth of over 24% (JLL) within the next five years. Becoming a desirable location for many, with the extensive universities within walking distance of the development, the HS2 infrastructure which is creating jobs and will be a direct link into the city of London.

GENERAL Exclusive residents lounges
Builders 10 year Warranty provided by ICW
ESW1 compliant
Predicted EPC rating B - which is the recommended standard for all new builds
Lift access to all floors
Electrical heating with panel radiators
Double glazed throughout
Security - Phone system access
LED lighting throughout
Smoke detectors and sprinklers

KITCHEN fitted with a high quality kitchen with soft closing drawers and doors. Integrated Zanussi appliances including single oven, ceramic hob with stainless steel splash back, cooker hood, 70/30 fridge freezer, washer dryer, dishwasher.
A wood laminate style flooring and LED lights and brushed stainless steel electrical sockets and switches.

LIVING & DINING Continued wood laminate flooring from the kitchen and hallway. TV and high speed internet connection with the option of BT or VIRGIN with telephone sockets

BATHROOM AND ENSUITES All bathrooms or ensembles are fitted with vitra sanitary ware, inclusive of an overhead shower above the bath and full showers in the ensembles.

For added luxury they will be fitted with heated towel radiators, wall mounted mirrors and ceramic tiling throughout.

BEDROOMS All Bedrooms come carpeted with a fitted Vesta wardrobes in grey with mirrored doors in the master bedroom.





Contact us today!
 0121 744 4144 + Option 3
newhomes@smart-homes.co.uk

Plots
A113.02 13th floor
A114.02 14th floor

