# $\mathbf{V}$ P R O P E R T Y.CO.UK<sup>\*</sup>



### Floor Plan

### Area Map



## **Energy Efficiency Graph**



## Viewing

Please contact our LV PROPERTY Office on 01212857575 if you wish to arrange a viewing appointment for this property or require further information.

- SITUATED ON ST PAUL'S SQUARE, A MAINTAINED TO A HIGH STANDARD, SOUGHT-AFTER LOCATION IN THE VIBRANT ENSURING A QUALITY LIVING EXPERIENCE. JEWELLERY QUARTER
- INTEGRATED APPLIANCES.
- SPACIOUS ENTRANCE HALL LEADING TO AN . FRENCH DOORS IN THE LOUNGE PROVIDE OPEN PLAN LOUNGE AND KITCHEN WITH ACCESS TO THE LANDSCAPED COMMUNAL GARDENS

AVAILABLE 15/08/2024!! LV PROPERTY is excited to present a beautifully maintained two-bedroom duplex apartment located on St Paul's Square in the highly sought-after Jewellery Quarter. This property offers spacious and stylish living spaces, perfect for comfortable modern living.

#### **KEY FEATURES:**

#### OPEN PLAN LIVING:

- The entrance hall leads to an open plan lounge and kitchen, creating a spacious and sociable area. The kitchen is equipped with integrated appliances, providing convenience and functionality. ACCESS TO LANDSCAPED COMMUNAL GARDENS:
- French doors from the lounge offer access to the beautifully landscaped communal gardens. Residents can enjoy a tranquil outdoor space, perfect for relaxation or social gatherings. SECOND BEDROOM OVERLOOKING GARDENS:
- The apartment features a good-sized second bedroom that offers views of the gardens. This space provides a peaceful and serene atmosphere for restful nights
- METAL SPIRAL STAIRCASE:
- A unique metal spiral staircase adds character and charm to the property It leads up to the main bedroom, creating an intriguing architectural feature





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