

## **Overview**

- One of just five luxury, spacious apartments, in excess of 1,600 sq ft
- Large open plan kitchen, dining, living room with study area
- South-facing, covered private balcony to living room, Juliet balconies to kitchen and master bedroom
- Passenger lift to second floor
- Two allocated parking spaces, one with car port
- Concrete floors
- Video entry system
- Sky Q and digital TV points
- Bespoke wardrobes to bedroom, supplied by Neatsmith
- NHBC 10 year building warranty

## **Flooring and Finishes**

- Gas fired under floor heating
- Invictus luxury vinyl flooring to hallway, kitchen/dining/living room

## **Kitchens**

- Contemporary kitchen supplied by Brynmor Interiors, including an extensive range of base and wall mounted units, pan drawers, Island unit with seating and storage, Siemens appliances and Quartz worktops

## **Bathrooms**

- Luxury en suites to both bedrooms, the master with separate bath and shower
- Wall hung vanity units supplied by CP Hart
- Floor and wall tiling from Porcelanosa
- Chrome towel warmers