

# 2 Lamium Vale

A beautiful modern home



Price: £807,000\*, Ground floor floor

Internal measurements: 1,405sq ft

This attractive apartment combines spacious proportions with practical design. Two generous double bedrooms (with master en suite) are linked by a hallway with ample storage. A large open-plan dining area adjoins the fully equipped kitchen. The second bedroom and separate bathroom make this apartment perfect for accommodating family and friends.

Kitchen	10' 3" x 10' 3"	3,100 x 3,100mm
Living	30' 6" x 28' 0"	9,274 x 8,515mm
Bedroom 1	16' 3" x 17' 5"	4,928 x 5,292mm
Bedroom 2	13' 11" x 11' 4"	4,230 x 3,442mm
Ensuite 1	8' 0" x 6' 10"	2,430 x 2,060mm
Bathroom	7' 2" x 8' 0"	2,165 x 2,427mm
Patio	11' 10" x 8' 3"	3,600 x 2,500mm

\* other charges apply

Apart from the fixtures and fittings described, the homes are unfurnished.

\* Based on a 125-year lease, and subject to service charge, event fees and ground rent. Please ask for further information.

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PLEASE NOTE: Images are for illustrative purposes only. Rooms shown may not be representative of this property.