



## Landmark, Waterfront West, Brierley Hill, DY5 1LY

AVAILABLE EARLY JANUARY | LOVELY ONE BEDROOM GROUND FLOOR APARTMENT | STUNNING LANDMARK DEVELOPMENT | CLOSE TO MERRY HILL SHOPPING CENTRE & RANGE OF AMENITIES

MODERN FITTED KITCHEN OPEN PLAN TO THE LOUNGE | MODERN FITTED BATHROOM | PRIVATE PATIO AREA | ALLOCATED PARKING

**£600.00 | Per Calendar Month**

Tenancy info, please visit - <http://www.hunters.com/tenancyinfo/stourbridge.pdf> for more info

**HUNTERS**<sup>®</sup>  
HERE TO GET *you* THERE

## **Landmark, Waterfront West, Brierley Hill, DY5 1LY**

This lovely one bedroom ground floor apartment available immediately comprises: communal hall, entrance hall, modern fitted kitchen open plan to the lounge, modern fitted bathroom, communal gardens, patio area and allocated parking.

### **COMMUNAL RECEPTION HALL**

With a security controlled communal hall and a door leading to the apartment.

### **PRIVATE HALL**

With a door leading from the communal hall, laminate flooring, airing cupboard and doors to various rooms.

### **OPEN PLAN LOUNGE KITCHEN**

*5.61m (18' 5") x 3.84m (12' 7")*

With a door leading from the entrance hall this room has a modern fitted kitchen which has a range of wall and base units, work surfaces with matching splash back, stainless steel sink and drainer, integrated fridge and freezer, integrated washer/dryer, built in electric oven and electric hob with extractor over, laminate flooring, double glazed window to the rear, double glazed door to the rear and two electric heaters.



### **BEDROOM ONE**

*3.71m (12' 2") x 3.66m (12' 0")*

With a door leading from the hall, large double glazed windows to the rear and an electric heater.



### **BATHROOM**

With a door leading from the hall, bath with shower over, WC, wash hand basin, chrome heated towel rail, tiled walls and an extractor fan.

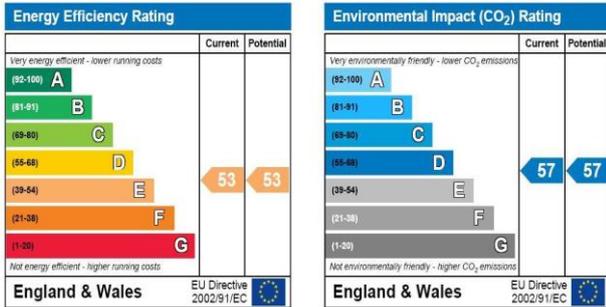


### **COMMUNIAL GARDENS**

With access via the lounge the communal gardens have lawn areas with various seating areas.



## ENERGY PERFORMANCE RATING



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

### OPENING HOURS

Monday - Friday: 09:00 - 17:30

Saturday: 09:00 - 15:00

### FREE MARKET APPRAISAL

If you are thinking of selling or letting your home, Hunters would be pleased to provide free, no obligation sales, letting and marketing advice. Even if your home is outside our area, we can arrange a Market Appraisal through our national network of branches.

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