



While Sheldon Gardens is at the centre of a superb public transport network ideal for commuting, it also means that you are never far away from the city centre lifestyle, whatever your passion.

The Midlands is a shoppers' paradise with premium retail experiences just minutes away at the Bullring, the Mailbox and Solihull's popular Touchwood Centre, while culture vultures can enjoy the wide variety of theatres, museums, galleries and live music venues across the region.

Nature lovers can explore the wonderful waterways and beautifully landscaped parks and public gardens nearby, and on those nights when home cooking doesn't appeal, there is a wide selection of restaurants offering award-winning cuisine from all over the globe on your doorstep.

Although every care has been taken to ensure the accuracy of all the information given, the contents do not form part of any contract, or constitute a representation or warranty, and, as such, should be treated as a guide only.
Please note that we have not tested any apparatus, equipment, fixtures, fittings or services, and so cannot verify they are in working order, or fit for their purpose.



SHELDON GARDENS

14 Contemporary two-bedroom apartments

another stunning development by



FIELDING & BEAUMONT

PLC

info@fieldingandbeaumontplc.co.uk

SHELDON GARDENS, SHELDON HEATH ROAD, BIRMINGHAM, WEST MIDLANDS B26 2RU

ENQUIRIES FOR RESIDENTIAL FLATS - HUNTERS GROUP LTD: 01564 778 779

ENQUIRIES FOR COMMERCIAL BUILDINGS - STEPHENS MCBRIDE: 0121 706 7760

Sheldon Heath Road, Birmingham B26 2RU

Apartment type A



Perfect for discerning young professionals, Sheldon Gardens comprises of fourteen premium apartments designed to a very high specification with open plan living, two bedrooms, contemporary white bathrooms and en-suite shower rooms complete with chrome fittings.

Apartment type B



The open-plan living area incorporates a Howden kitchen complete with stylish appliances, colour co-ordinated high specification cabinets and worktops.

Type A Dimensions

Lounge / Kitchen	3.00m	x	6.710m
Bedroom 1	2.575m	x	4.660m
Bedroom 2	1.746m	x	3.574m
Bathroom	2.034m	x	1.850m

(All dimensions are in metres)

Specification

Kitchens

- Kitchen Furniture
- 600mm and 1200mm high baseline units
- Carcase colour: Alabaster U104
- Door colour: Alabaster U104
- 18mm solid furniture units (standard soft close)
- 128mm chrome bow handles
- CDA single stainless steel sink with CDA single lever chrome tap
- Spectra 600 x 40mm lunar night glaze worktop

White Goods

- Beko Oven
- Beko gas hob
- Beko Chimney Hood
- Beko Fridge / Freezer

Wall tiling

- White chapel gloss tiles 200 x 100 x 7mm with random black
- Blackfriars gloss tiles 200x100x7mm

Floor covering

- Black gloss Marble Effect floor tiles 333 x 333 x 7mm

Type B Dimensions

Lounge / Kitchen	2.843m	x	5.702m
Bedroom 1	2.960m	x	4.102m
En-Suite	1.750m	x	1.400m
Bedroom 2	2.8m	x	2.250m
Bathroom	1.650m	x	2.102m

(All dimensions are in metres)

Specification

Bathrooms, cloakrooms and en-suites

- Ensuite
- Lyndia cistern with standard seat
- Lyndia basin and pedestal
- Indi 900mm bi-fold doors to shower
- Indi 760mm side panels to shower
- Indi 760 x 900mm rectangular shower tray
- Casma thermostatic bar valve shower

Bathroom

- Armitage Shanks Sandringham 2 tap bath white 1685 (L) x 695mm (W)
- Armitage Shanks Sandringham toilet white 655 (L) x 770 (D) x 450mm (W)
- Armitage Shanks Sandringham basin with pedestal and Monaco single lever tap in chrome

Wall tiling

- White Metro 150 x 75mm bevelled edge ceramic tile

Floor Covering

- Beige Tavertine effect tiles 600 x 400 x 9mm ceramic tiles

Internal doors

- Lisburn Ply Veneer doors fire rated 44mm thick with Chateau Square Rose latch handles in chrome.