



SWAN VIEW

PROPERTY DEVELOPMENT BROCHURE

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DEVELOPMENT SUMMARY

Swan View is an exclusive residential development located in Yardley, Birmingham. It is the highly anticipated second phase of the successful "Swan Courtyard" project, which quickly sold out and received rave reviews from homeowners. Swan View comprises of 25 modern apartments, offering luxurious and high spec living spaces.

PROPERTY TYPE

1 & 2 BEDROOM
APARTMENTS

PARKING

CAR PARKING
INCLUDED

SQ FT

1 BED - 538 > 570
2 BED - 667 > 699

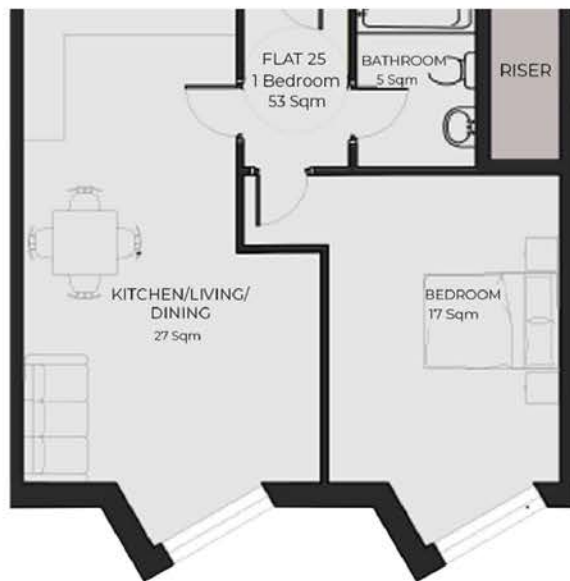
OUTDOOR

COMMUNAL
GARDEN

PRICE

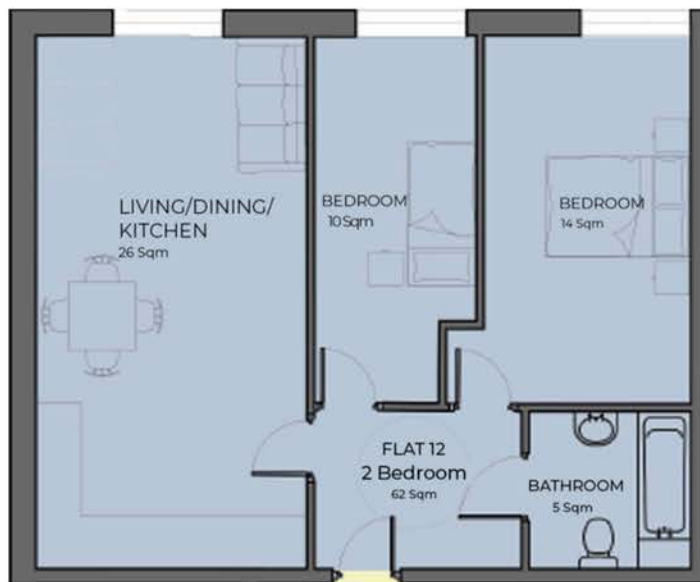
1 BED FROM £183,750
2 BED FROM £210,000





ONE BEDROOM APARTMENT

The one-bedroom apartments in Swan View offer stylish and functional living spaces with high-quality finishes. These contemporary units feature spacious bedrooms, modern bathrooms, open-plan living areas, and well-appointed kitchens with top-of-the-line appliances. With a focus on maximizing space, these apartments provide a cozy and luxurious urban retreat.



TWO BEDROOM APARTMENT

Swan View's two-bedroom apartments provide spacious and well-designed living spaces ideal for individuals, couples, or small families. With contemporary interiors, comfortable bedrooms, modern bathrooms, and fully equipped kitchens, these apartments offer a perfect balance of comfort and style, ensuring a delightful living experience for residents.

OUTDOOR SPACE

One of the standout features of Swan View is its gated and private nature, providing residents with an added layer of security and tranquillity. The development offers a serene and secluded environment, away from the bustling city, while still being conveniently located in Yardley, Birmingham.



SPECIFICATION

The apartments in Swan View boast a variety of high end amenities and features, ensuring a comfortable and convenient living experience. Residents can expect modern and stylish interiors, equipped with top-of-the-line appliances and fixtures. The apartments are designed to maximize space and natural light, creating a welcoming and airy atmosphere.

GENERAL

Luxury Vinyl Tile Flooring
Westex Carpet in Bedroom
All Doors Are Fire Rated
Aluminium Windows
WiFi Heaters 2kW in bedroom
and lounge/kitchen

BATHROOMS

Mira 9.8kW Electric Shower
White Marble Style Tiles
Black Taps
Stone Resin Tray
Bespoke 600mm Freestanding Bathroom
Vanity Unit with Round Mirror
900 x 900 shower with enclosure with
black accents

KITCHEN

Quartz Worktop
Bosch Oven & hob
Dishwasher
Washer / Dryer
70/30 Integrated Fridge Freezer
Cooker Hood Extractor Fan
Iris Tap - High Pressure



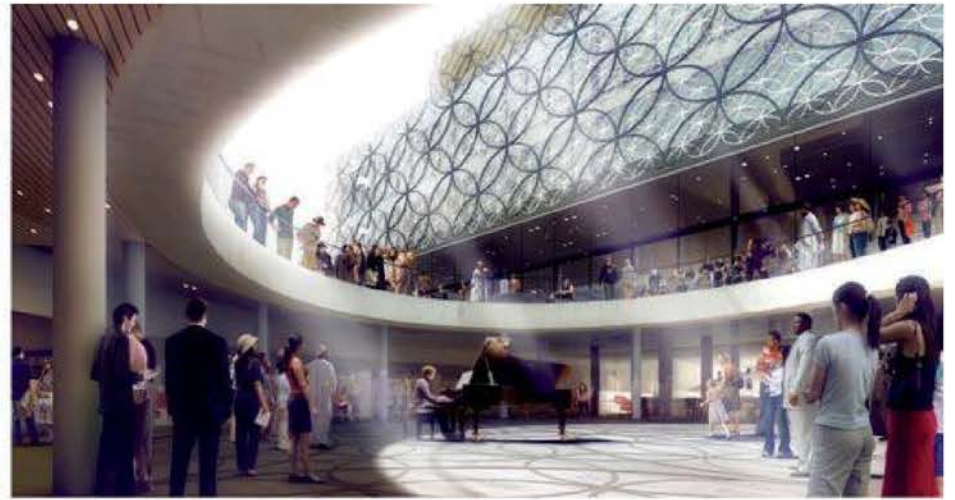
BOSCH



AEG

wren
KITCHENS





Tyseley Environmental Enterprise District
A framework for action

BIRMINGHAM BIG CITY PLAN



Foreword

The Big City Plan is the most ambitious, far-reaching development project ever undertaken in the UK. Our aim is to create a world-class city centre by planning for the next 20 years of transformation.

This masterplan, forming a key element of the Big City Plan, is about delivering transformational change in our city centre by supporting sustainable growth, creating new and improved public spaces, giving our streets back to pedestrians and bringing the cultural life of Birmingham to the heart of the city. It represents the culmination of our work since 2007 and is a seminal moment in our progress with the Big City Plan. We have set our vision, defined our objectives and consulted widely on the type of city centre we want to create.

Since 2007 Birmingham has enjoyed one of the most transformational times in its development history, with a wide range of plans coming to fruition which already underpin the Big City Plan. In this period we have also made significant progress with major investments including:

- New Street Station - The £600 million Gateway scheme to deliver a bright, modern, 21st century focal point for Birmingham, helping to regenerate parts of the city centre creating thousands of jobs.

- The Library of Birmingham - £188 million city council investment creating one of the largest libraries in Europe in the heart of the city and underpinning the wider regeneration of the city's 'westside'.

- Midland Metro Line 1 Extension - £129 million extension of the Metro Line from Snow Hill Station to New Street Station, to be completed by 2015.

- City Park - The £12 million City Park in Eastside, set for completion in 2012, will be the first urban park to be developed in Birmingham for over 125 years.

- High Speed Rail - With the Government confirming its plans to bring High Speed Rail direct into the heart of Birmingham, with a proposed city centre station in Eastside.

- A new City Centre Interchange on Moor Street Queensway - £12 million investment by the city council and Centro improving the bus system in the city centre.

These and others represent well over £1 billion of public investment in the city centre - almost all of it committed, and much of it being spent right now. Of course, while public sector investment is important, what pleases me most is how our private sector partners have responded to the Big City Plan even in this difficult climate for development. The Big City Plan has been adopted by a wide spectrum of organisations with both the private sector and our partners. This has included support for a further £500 million of investment in new developments throughout the city centre.

With the launch of the masterplan in September 2010 the Big City Plan has already been shaping future investment with the announcement by John Lewis Partnership to open a new £150 million store in the city centre as part of the redevelopment of New Street Station. Since its launch the Big City Plan has received international recognition in China, Europe and in the Middle East and will inspire imaginations across the world capturing billions of extra investment and value for our local economy. We now have a clear blueprint for the future, to deliver a world class city centre.



Councillor Mike Whitby
Leader of Birmingham City Council





LOCAL AREA

- 1** The Swan Shopping Centre

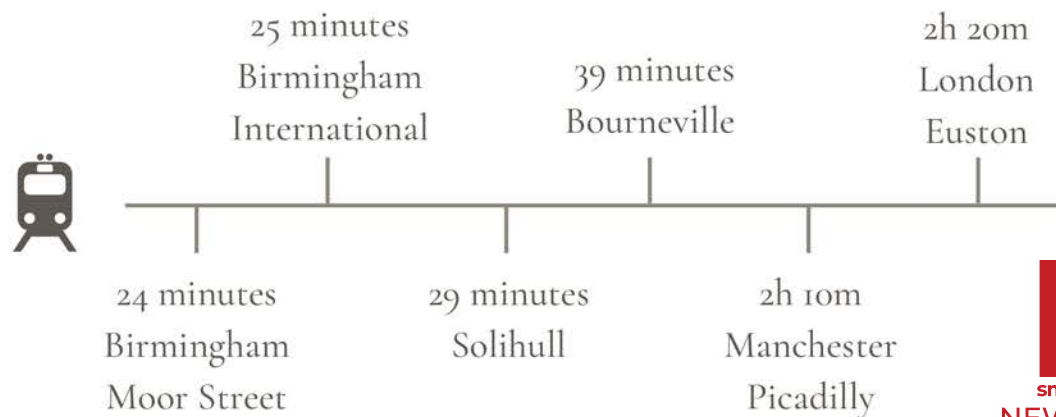
2 Birmingham Airport

3 National Exhibition Centre
- 4** Resorts World Arena

5 Birmingham Heartlands Hospital

6 Sheldon Country Park

Swan View is ideally situated close to various transport links, making commuting to the city centre or other parts of Birmingham hassle-free.



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