



20 Symphony Court  
Birmingham | West Midlands | B16 8AD

FINE & COUNTRY

# 20 SYMPHONY COURT

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*Fine and country Birmingham are delighted to bring you Symphony Court. An exclusive, luxury and expensively refurbished property within this award winning development of townhouses, situated beside the beautiful Brindley Place.*



Offering residents private mooring to the waterfront of the Birmingham Canals. Symphony Court has 24hr concierge and is privately positioned behind large electric security gates, which give direct access to the well-maintained courtyard and parking. There are 2 allocated parking spaces and 2 guest permit parking spaces, which is a real luxury within any City Centre. Symphony Court has the benefit of having Canal views, private residents mooring to one side and has also produced an incredible Urban Garden, which has been maintained and enjoyed by its residents. The property itself is a 3 story, 3 bed, 2-bathroom property with underfloor heating throughout the ground floor and both bathrooms. Intercom direct to the electric gates on every level, a security alarm, and a hardwired sound system with speakers in the ceiling, a stunning terrace and two Juliette balconies. The stunning modern interiors simply must be viewed to appreciate the luxury calibre of this property.

## Ground Floor:

Entrance hall, WC, Garage, Storage cupboard and kitchen diner

The stylish frontage of the property leads into a very welcoming reception hall with beautifully tiled flooring and access to the ground floor WC, with frosted window to the front, toilet, and wash hand basin with under storage. Across the hall there is access to the good size garage and utility area. This garage with electric up and over door has a very useful large utility space, ample storage and a hose water tap for car cleaning and plant watering.

The kitchen diner is at the rear of the property and has glorious views of canal waterways, with the occasional narrowboat and birdlife gliding by. The beautifully tiled flooring runs throughout the ground floor and a good size family dining area accompanies the family kitchen. The dining room has fitted storage and further work top space. The family kitchen has been expensively refitted. Having an abundance of Corian workspace, designer kitchen cupboards, double ovens and inset dishwasher. The kitchen also boasts multiple cooking areas, with a teppanyaki plate, gas hob and also an induction hob allowing multiple cooking styles in one.

There are double doors which access this properties beautiful terrace. A selection of mature trees, with irrigation system in place and ample space for a dining table and chairs accentuate this fantastic terrace which overlooks the Canals.















### First Floor:

Landing, Large family lounge & bedroom two, Luxuriously appointed family bathroom.

The first floor boasts the large family lounge with double Juliette balconies overlooking the private terrace and canals. The lounge is a stylish and relaxing space with multiple lighting effects and a feature wall which has an array of illuminated display shelving. Amtigo flooring and double doors to the Juliette balconies give this room a spacious and airy feel.

There is a good size storage cupboard and intercom on the landing area.

Guest bedroom two is a double bedroom which overlooks the frontage of the property and benefits from a walk in closet, which frees up additional floorspace.

The family bathroom is a stunning addition to this incredibly stylish home. Completed with marble effect tiling, a large, frosted window overlooks the frontage of the property. The bathroom is illuminated with feature automated mood lighting to the floors and spotlights to the ceiling. The fully tiled bathroom accommodates a large, raised freestanding designer bath, large shower cubicle with Mira appliances, rainfall shower with wireless remote control. There is an automated smart "Gerberit" loo with B day functionality and remote control. Wash hand basin with built in storage and remote controlled Mira LED smart mirror above.







## Second Floor:

Split landing with office space, Master bedroom, Bedroom3 / Office

The second staircase leads to the top floor split landing, which has a spacious area for office space with electric Velux window above, intercom and large storage cupboard housing the water tank.

The master bedroom suite is a sumptuous space overlooking the terrace and canals. With a very well-arranged walk-in wardrobe with hanging rails, drawers, shelving and shoe storage. The master en-Suite is another stunning luxury bathroom. Having a large walk-in shower cubicle with waterfall shower above and also secondary hand shower. This shower can be operated by remote control as well as main taps.

A toilet, wash hand basin with stylish storage under, and heated chrome towel rail finish this stunning en-Suite.

Guest bedroom 3 is currently arranged as a very well organised office space, with views over the front of the property. The room boasts ample built in storage and shelving with a large desk space. There is a double built in wardrobe, which frees up floor space should you decide to return this room into a large double bedroom.









### Outside Front & Parking: Single Garage

This executive home comes complete with two parking spaces, and 2 guest permit parking spaces. There is an electric car charging point to the front. To the rear of the property there is private residents mooring. A well arranged single garage, with sufficient space to park a car. The garage doubles as a large utility space. Having a selection of wall and floor cupboards, and space for washing machine & dryer.









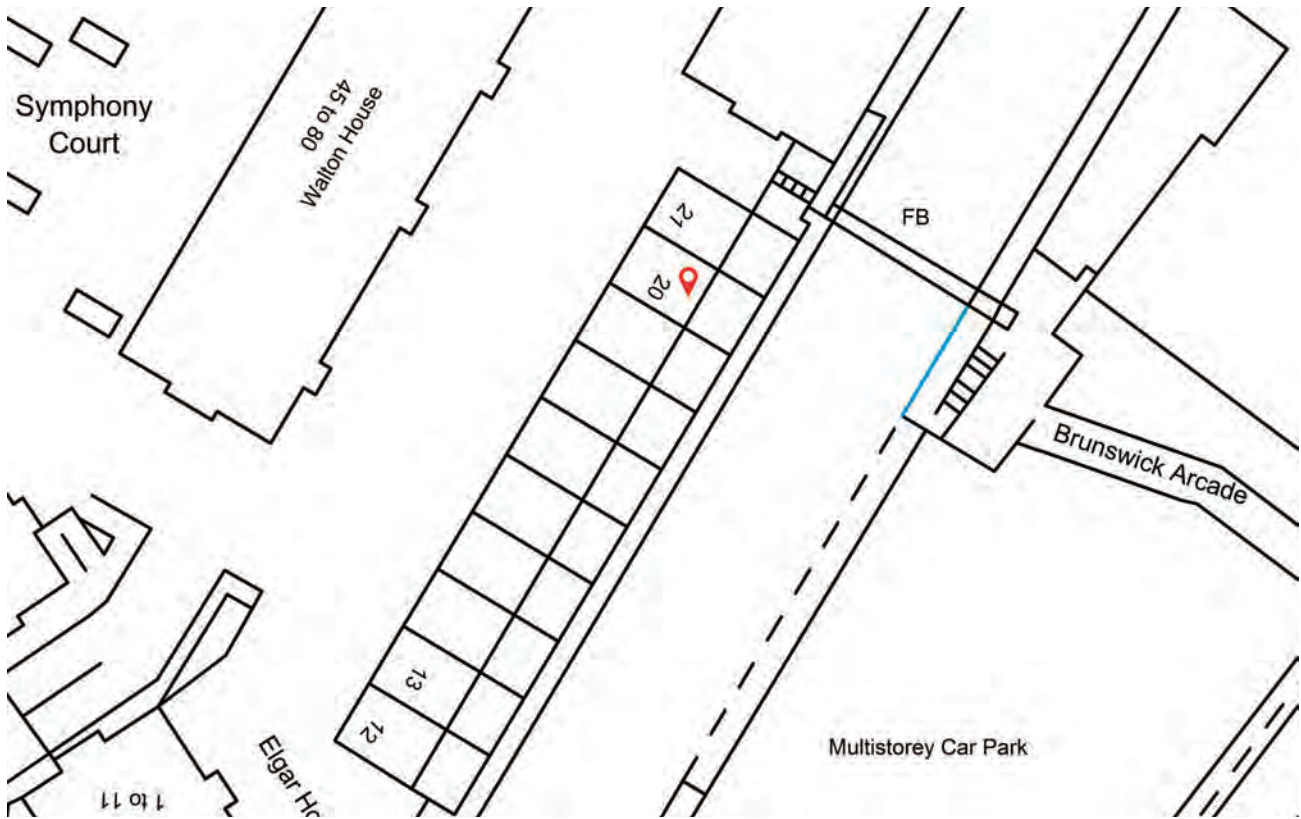
# LOCATION

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Beautiful Tree-lined squares, International cuisine, cool Canalside bars, access to the finest shopping facilities Birmingham has to offer and an enviable Canalside location make Brindleyplace one of Birmingham's most desirable destinations.

Brindleyplace is perfectly positioned next to Arena Birmingham (formally the NIA) and the International Convention Centre (ICC) home to the Symphony Hall making it an ideal place for a pre-concert meal and drinks. With Birmingham's stunning new Library, Brindleyplace really does have a plethora of options for all its residents and visitors alike. It is also well connected being just a ten minute walk from Grand Central Train Station and just off Broad Street which is served by local buses.





**Location:**  
Symphony Court BI 68AD

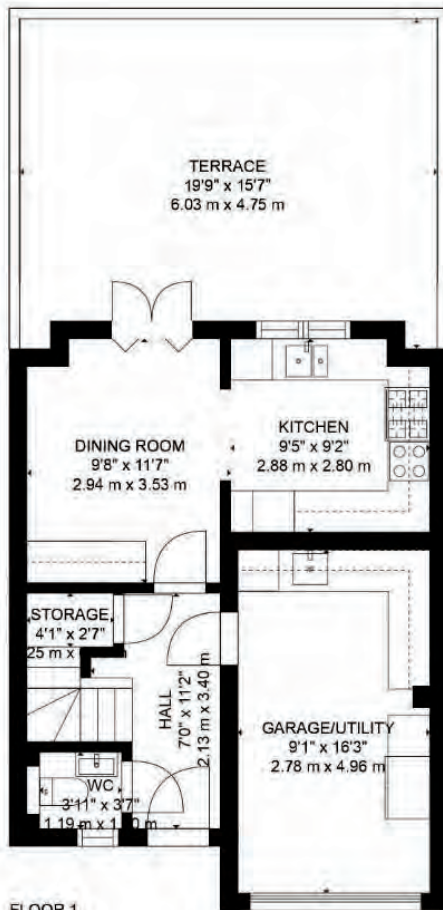
**Services:**  
Gas and electric

**Local Authority & Tax Band:**  
Birmingham City Council and Tax Band F

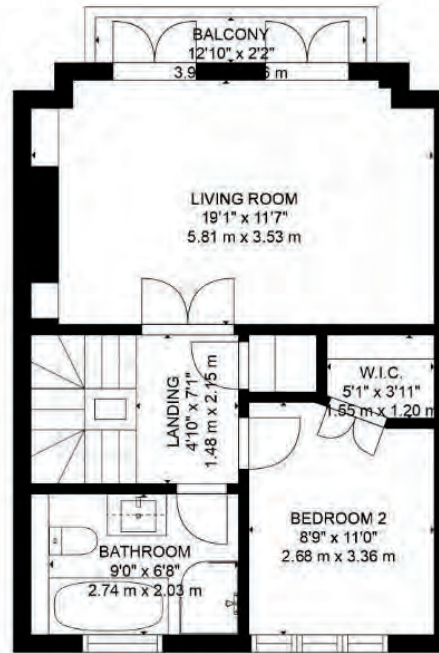
**Viewing Arrangements**  
Strictly via the vendors sole agent Clara McDonagh 07388050838

**Opening Hours**  
Monday to Friday 9.00am - 6.30pm  
Saturday 9.00am - 6.30pm

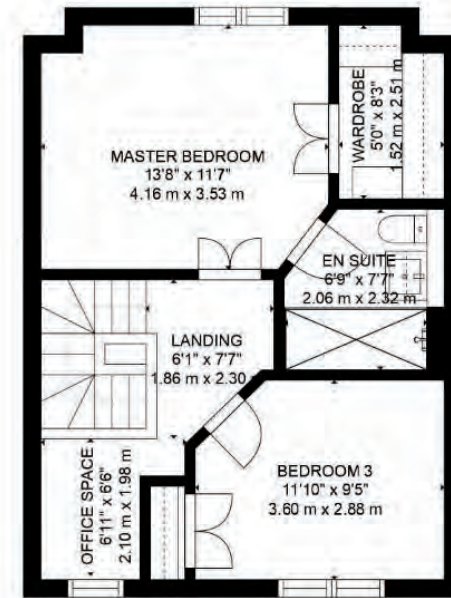




FLOOR 1



FLOOR 2

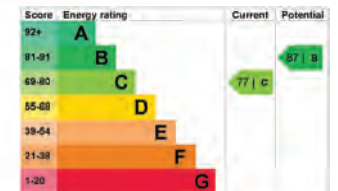


FLOOR 3

**Estimated areas**

GLA FLOOR 1: 360 sq. ft, excluded 173 sq. ft  
 GLA FLOOR 2: 576 sq. ft, excluded 28 sq. ft  
 GLA FLOOR 3: 484 sq. ft, excluded 69 sq. ft  
 Total GLA 1420 sq. ft, total scanned area 1689 sq. ft

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.







CLARA MCDONAGH  
PARTNER AGENT

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Clara has a true passion for the property market arising from a wealth of experience dealing predominately with exclusive and unique homes. Her vast knowledge and experience span over 18 years in sales, lettings and interior design. Having previously owned and operated an estate agency in Birmingham, Clara has now joined in partnership with Fine & Country. Clara brings her years of experience, exceptional business acumen and a considerable understanding of the property market. Firmly believing the combination of these key attributes along with Fine & Country's lifestyle approach and industry-leading strategies ultimately deliver success for her clients. Possessing a naturally friendly demeanour, Clara offers a dedicated service for every step of your journey, offering you expert marketing strategy advice and home staging skills, luxury branding and exceptional market evaluation credentials, all of which will ensure clients achieve the best market price.

YOU CAN FOLLOW CLARA ON   



SUKHI SINGH  
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After working for many years as a lettings agent I decided to study for and qualified as a Mortgage Adviser in 2015. Worked for a large regional Building Society soon after qualifying, where I learnt all about the mortgage industry. In March 2019 I joined Mortgage Advice Bureau to be able to offer my clients a fantastic service and haven't looked back since! I love the variety each case brings and the job satisfaction when the case completes is second to none. In my spare time, I love spending time with my children, travelling and baking.

*High Net Worth Mortgage Specialists*



## FINE & COUNTRY

Fine & Country is a global network of estate agencies specialising in the marketing, sale and rental of luxury residential property. With offices in the UK, Australia, Egypt, France, Hungary, Italy, Malta, Namibia, Portugal, Russia, South Africa, Spain, The Channel Islands, UAE, USA and West Africa we combine the widespread exposure of the international marketplace with the local expertise and knowledge of carefully selected independent property professionals.

Fine & Country appreciates the most exclusive properties require a more compelling, sophisticated and intelligent presentation - leading to a common, yet uniquely exercised and successful strategy emphasising the lifestyle qualities of the property.

This unique approach to luxury homes marketing delivers high quality, intelligent and creative concepts for property promotion combined with the latest technology and marketing techniques.

We understand moving home is one of the most important decisions you make; your home is both a financial and emotional investment. With Fine & Country you benefit from the local knowledge, experience, expertise and contacts of a well trained, educated and courteous team of professionals, working to make the sale or purchase of your property as stress free as possible.

Fine & Country

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