



## How to find us



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**WESTSIDE**apartments  
• BEDE STREET • LEICESTER •



## WESTSIDE apartments • LEICESTER •

Situated at the heart of a thriving, up and coming area, just south west of the city, Westside apartments offer the perfect location for the young professional market.

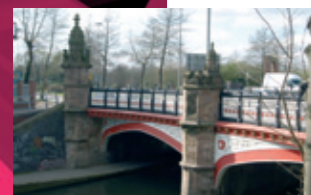
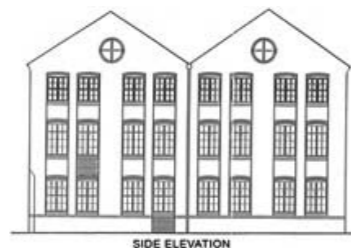
Built in 1890, as a factory, by local philanthropist, Orson Wright, the newly renovated building has managed to retain its original character while modern additions and designs have brought it right up to date with what is considered a thriving area.

With its eclectic mix of cafes, bars and quality restaurants, Braunstone Gate proves an ideal bolthole to escape from the stresses and strains of city life, while nearby Castle Gardens provides an ideal and peaceful setting against the backdrop of a busy cosmopolitan city.

The city's shopping area is also within easy reach, and is currently expanding with the extension of The Shires shopping mall, which includes a John Lewis, a multi-screen cinema complex and many more popular high street outlets.

Also close by is the popular Fosse Park shopping complex, home to an array of high street stores and supermarkets.

Westside apartments also benefits from its easy access to Junction 21 of the M1/M69 motorway networks for travelling North, South and West.



## Ground Floor Apartments & Studio's



Apartment 1		
Lounge/		
Kitchen	5.95 x 5.27m	19' 6" x 17' 3"
Bathroom	2.88 x 1.85m	9' 5" x 6' 1"
Bed 1	4.46 x 3.13m	14' 7" x 10' 3"
Bed 2	3.10 x 3.80m	10' 2" x 12' 5"
En-suite	1.58 x 1.53m	5'2" x 5'1"

Apartment 2		
Lounge/		
Kitchen	7.21 x 4.60m	23' 8" x 15' 1"
Bathroom	2.29 x 1.83m	7' 6" x 6' 0"
Bed 1	5.04 x 2.89m	16' 6" x 9' 6"
Bed 2	3.38 x 2.49m	11' 1" x 8' 2"
En-suite	1.89 x 1.85m	7'6" x 6'0"

Studio 3		
Lounge/		
Kitchen	6.39 x 4.72m	21' 0" x 15' 6"
Bathroom	2.09 x 1.88m	6' 10" x 6' 2"
plus w/drobe & store space.		

Studio 4		
Lounge/		
Kitchen	4.73 x 4.38m	15' 6" x 14' 4"
Sleep Area	4.38 x 2.63m	14' 4" x 8' 7"
Bathroom	1.90 x 1.89m	6' 3" x 6' 2"
plus store.		

Studio 5		
Lounge/		
Kitchen	4.60 x 4.61m	15' 1" x 15' 1"
Sleep Area	4.61 x 2.62m	15' 1" x 8' 7"
Bathroom	1.92 x 1.90m	6' 3" x 6' 3"
plus store.		



## Ground Floor

## 1st Floor Apartments & Studio's

## 1st Floor



<b>Apartment 6</b>		
Lounge/		
Kitchen	7.21 x 4.60m	23' 8" x 15' 1"
Bathroom	2.29 x 1.83m	7' 6" x 6' 0"
Bed 1	5.04 x 2.89m	16' 6" x 9' 6"
Bed 2	3.38 x 2.49m	11' 1" x 8' 2"
En-suite	1.89 x 1.85m	7' 6" x 6' 0"

<b>Studio 7</b>		
Lounge/		
Kitchen	6.39 x 4.72m	21' 0" x 15' 6"
Bathroom	2.09 x 1.88m	6' 10" x 6' 2"
plus w/drobe & store space.		

<b>Apartment 8</b>		
Lounge/		
Kitchen	5.95 x 5.27m	19' 6" x 17' 3"
Bathroom	2.88 x 1.85m	9' 5" x 6' 1"
Bed 1	4.46 x 3.13m	14' 7" x 10' 3"
Bed 2	3.38 x 2.48m	11' 1" x 8' 2"
En-suite	1.58 x 1.53m	5' 2" x 5' 1"

<b>Studio 9</b>		
Lounge/		
Kitchen	4.73 x 4.38m	15' 6" x 14' 4"
Sleep Area	4.38 x 2.63m	14' 4" x 8' 7"
Bathroom	1.90 x 1.89m	6' 3" x 6' 2"
plus store.		

<b>Studio 10</b>		
Lounge/		
Kitchen	4.70 x 4.61m	15' 5" x 15' 1"
Sleep Area	4.61 x 2.62m	15' 1" x 8' 7"
Bathroom	1.92 x 1.90m	6' 3" x 6' 3"
plus store.		

<b>Studio 11</b>		
Bedroom/Lounge/		
Kitchen	5.23 x 4.76m	17' 1" x 15' 7"
Bathroom	2.19 x 1.85m	7' 2" x 6' 0"
plus wardrobe and store.		

<b>Studio 12</b>		
Bedroom/Lounge/		
Kitchen	5.23 x 4.91m	17' 1" x 16' 1"
Bathroom	2.34 x 1.85m	7' 8" x 6' 0"
plus wardrobe and store.		

<b>Apartment 13</b>		
Lounge	4.73 x 3.96m	15' 6" x 13' 0"
Kitchen	2.83 x 2.35m	9' 4" x 7' 8"
Bathroom	2.88 x 1.74m	9' 5" x 5' 8"
Bed 1	4.66 x 4.20m*max	15' 4" x 13' 9"*max
plus store.		

\*Measured into Lshape excluding Wardrobes



## 2nd & 3rd Floor duplex Apartments & Studio's



### Apartment 14

Lounge/		
Kitchen	6.15 x 5.45m max	20' 2" x 17' 10"
Bathroom	2.90 x 1.86m max	9' 6" x 6' 1"
Bed 1	4.54 x 3.13m	14' 10" x 10' 3"
Bed 2	4.03 x 3.38m max	13' 3" x 11' 1"
En-suite	1.61 x 1.60m max	5' 3" x 5' 3"
Deck area	5.90 x 6.00m max	19' 4" x 19' 8"
Store	5.11 x 1.77m max	16' 9" x 5' 9"

### Studio 17

Lounge/		
Kitchen	7.39 x 4.38m	24' 3" x 14' 5"
Bathroom	2.07 x 1.76m	6' 9" x 5' 9"
Deck area	4.35 x 5.00m max	14' 3" x 16' 4"
Store	2.02 x 0.81m	6' 7" x 2' 8"

### Studio 18

Lounge/		
Kitchen	7.39 x 4.61m	24' 3" x 15' 1"
Bathroom	2.32 x 2.01m	7' 7" x 6' 7"
Deck area	4.61 x 5.00m max	15' 1" x 16' 4"
Store	2.32 x 2.02m	7' 7" x 6' 7"

### Apartment 15

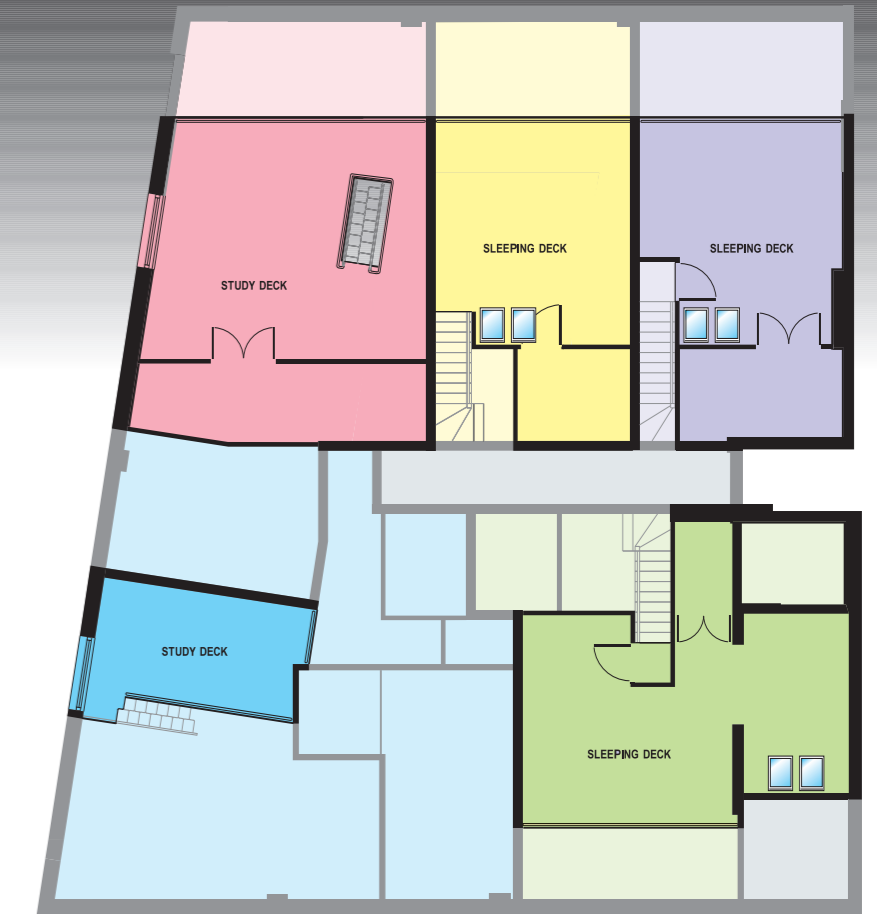
Lounge/		
Kitchen	7.31 x 4.60m max	24' 0" x 15' 1"
Bathroom	2.31 x 1.83m	7' 7" x 6' 0"
Bed 1	5.04 x 2.89m	16' 6" x 9' 6"
Bed 2	3.45 x 2.50m	11' 4" x 8' 2"
En-suite	1.89 x 1.84m	6' 2" x 6' 0"
Deck area	4.79 x 2.49m	15' 8" x 8' 2"
Plus store		

### Studio 16

Lounge/		
Kitchen	4.87 x 6.51m	16' 0" x 21' 4"
Bathroom	2.19 x 1.82m	7' 2" x 6' 0"
Deck area	4.76 x 4.71m max	15' 7" x 15' 5"
Store	3.86 x 1.81m	12' 8" x 6' 0"



## 2nd/3rd Floor



Mezzanine floor

## 2nd & 3rd Floor duplex Apartments & Studio's

## 2nd/3rd Floor



<b>Studio 19</b>		
Lounge/		
Kitchen	5.39 x 4.76m	17' 8" x 15' 8"
Bathroom	2.22 x 1.82m	7' 3" x 6' 0"
Deck area	4.76 x 4.23m	15' 7" x 13' 10"
Store	2.22 x 1.23m	7' 3" x 4' 0"

<b>Studio 20</b>		
Lounge/		
Kitchen	5.39 x 4.91m	17' 8" x 16' 1"
Bathroom	2.37 x 1.82m	7' 9" x 6' 0"
Deck area	4.91 x 4.23m	16' 1" x 13' 10"
Store	2.22 x 1.23m	7' 3" x 4' 0"

<b>Apartment 21</b>		
Lounge/		
Kitchen	7.31 x 5.18m max	24' 0" x 17' 0"
Bathroom	2.40 x 1.97m	7' 11" x 6' 5"
Bed 1	4.20 x 2.97m	13' 9" x 9' 9"
Bed 2	4.26 x 4.21m	14' 0" x 13' 10"
En-suite	1.78 x 1.71m	5' 10" x 5' 7"
Deck area	5.15 x 4.26m	16' 11" x 14' 0"
Plus store		

Although every care has been taken to ensure the accuracy of all the information in this brochure, we reserve the right to revise the specification without prior notice, as part of our policy towards continual improvement. Any measurements are approximate and are taken from working drawings and as such may vary from final build. These sales particulars are intended for guidance only and do not form any part of a contract or warranty



Mezzanine floor



## Technical Specification

### General

- 10 Year Premier Warranty
- Large pvcU double glazed windows
- Ash Veneer doors
- Secure parking (selected apartments only)
- Colour Video entry system
- Wet Central heating
- Economy 7 Hot Water

### Kitchens

- Contemporary styles and colours
- \*Full compliment of appliances - Hob, Extractor hood, Oven, Dishwasher, Fridge Freezer and washer/dryer

### Lounge/Diner

- Sky TV/BT ready
- Wall lighting

### Bathrooms

- White bath and sanitary ware
- Chrome furniture and bath screens
- Towel rails

\* Not all appliances are integrated