



## 347568j Warwards Lane, Selly Oak, Birmingham, B29 7QX

### £1,698 Per Calendar Month



2025/2026 ACADEMIC YEAR Spacious Student Accommodation Suitable for Students and Professionals

15 mins walk to University Of Birmingham Campus  
 8-10 minutes' walk to mainline train services, Bristol Road shopping, and dining  
 4 Double Bedroom Student House  
 Walk to Selly Oak Train Station  
 Spacious Bedrooms with Quality Furniture  
 Modern Kitchen and Comfortable Living Room  
 Well-Maintained Garden for Relaxation  
 Gas Central Heating  
 Security Alarm  
 LOW DEPOSIT: £400/person (based on a group of 4 people)  
 Available : Rent with Built-in Unlimited Bills Package for only £127.90 per person per week

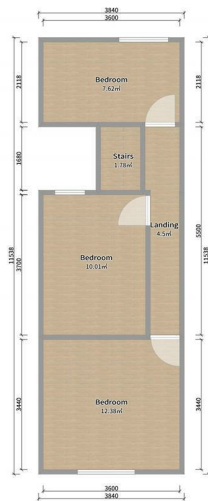
Spacious 4 Double Bedroom Student House on Warwards Lane, Selly Oak, available for both students and working professionals. This well-maintained property features comfortable and generously sized bedrooms, a modern kitchen, and a cozy living room with leather sofas. The house also boasts a lovely garden for relaxation. It's conveniently located within walking distance of Selly Oak Train Station, and each bedroom is furnished with quality furniture. With gas central heating and alarm systems, this house offers both comfort and security for its residents.

Don't miss your chance to view this exceptional property. Schedule a viewing by appointment only with Mason Knight. Your dream home in Selly Oak awaits!

### Viewing

Please contact our MasonKnight Properties Office on 0121 472 5897 if you wish to arrange a viewing appointment for this property or require further information.





**Energy Efficiency Rating**

Rating	Score Range	Current	Potential
A	92 plus		
B	81-91		
C	69-80		
D	55-68		
E	39-54		
F	21-38		
G	1-20		
<b>Current</b>		<b>65</b>	
<b>Potential</b>			<b>83</b>

Very energy efficient - lower running costs

Not energy efficient - higher running costs

**Environmental Impact (CO<sub>2</sub>) Rating**

Rating	Score Range	Current	Potential
A	92 plus		
B	81-91		
C	69-80		
D	55-68		
E	39-54		
F	21-38		
G	1-20		
<b>Current</b>		<b>66</b>	
<b>Potential</b>			<b>87</b>

Very environmentally friendly - lower CO<sub>2</sub> emissions

Not environmentally friendly - higher CO<sub>2</sub> emissions

**England & Wales** EU Directive 2002/91/EC



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