



## 4647v Warwards Lane, Selly Oak, Birmingham, B29 7RD

### £1,941 Per Calendar Month



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

LOW DEPOSIT: £400/person (based on a group of 4 people)  
 15 mins walk to University Of Birmingham Campus  
 8-10 minutes' walk to mainline train services, Bristol Road shopping, and dining  
 4 Double Bedrooms  
 2 Bathrooms  
 Convenient Location  
 Well-Equipped Kitchen  
 Comfortable Living Room  
 Gas Central Heating  
 Security Alarms  
 Spacious Garden  
 Available: Rent with Built-in Unlimited Bills Package for only £141.90 per person per week

This fantastic yet affordable 4-bedroom, 2-bathroom student house is situated on Warwards Lane, Selly Oak. The property has been recently redecorated and refurbished, featuring larger-than-normal bedrooms with new beds and orthopedic mattresses. Enjoy a well-equipped kitchen, a comfortable living room, and two spacious bathrooms with baths and showers. Gas central heating and security alarms provide added comfort and safety, while the garden offers a great space for outdoor activities and barbeques. Ideal for students or working professionals seeking convenience and comfort.

Don't miss out on this exceptional opportunity - contact us today to make this beautifully furnished property your home for the upcoming academic year!

### 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.





Warwards Lane Ground Floor



Warwards Lane First Floor



| Energy Efficiency Rating                    |                         |           | Environmental Impact (CO <sub>2</sub> ) Rating                  |                         |           |
|---------------------------------------------|-------------------------|-----------|-----------------------------------------------------------------|-------------------------|-----------|
|                                             | Current                 | Potential |                                                                 | Current                 | Potential |
| Very energy efficient - lower running costs |                         |           | Very environmentally friendly - lower CO <sub>2</sub> emissions |                         |           |
| (92 plus) <b>A</b>                          |                         |           | (92 plus) <b>A</b>                                              |                         |           |
| (81-91) <b>B</b>                            |                         |           | (81-91) <b>B</b>                                                |                         |           |
| (69-80) <b>C</b>                            |                         |           | (69-80) <b>C</b>                                                |                         |           |
| (55-68) <b>D</b>                            |                         |           | (55-68) <b>D</b>                                                |                         |           |
| (38-54) <b>E</b>                            |                         |           | (38-54) <b>E</b>                                                |                         |           |
| (21-38) <b>F</b>                            |                         |           | (21-38) <b>F</b>                                                |                         |           |
| (1-20) <b>G</b>                             |                         |           | (1-20) <b>G</b>                                                 |                         |           |
| Not energy efficient - higher running costs |                         |           | Not environmentally friendly - higher CO <sub>2</sub> emissions |                         |           |
| <b>England &amp; Wales</b>                  | EU Directive 2002/91/EC |           | <b>England &amp; Wales</b>                                      | EU Directive 2002/91/EC |           |



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