



**10 SEFTON ROAD**  
**BIRMINGHAM, B16 9DR**

**£585 PER WEEK**










Welcome to this charming mid-terrace house located on Sefton Road in Birmingham, a prime area that offers both convenience and comfort. The house features a well-proportioned reception room, perfect for entertaining guests or enjoying quiet evenings in. With three spacious bedrooms and two bathrooms, there is ample room for everyone to relax and unwind.

One of the standout features of this property is its affordability, particularly given its prime location. It is situated close to several universities, making it an excellent choice for students. The inclusion of all bills in the rental price adds to the appeal, providing a hassle-free living experience. For those who require parking, on-road parking is available, offering convenience for residents with vehicles. This mid-terrace house on Sefton Road is a fantastic option for anyone looking for a spacious and affordable home in a prime location. With its close proximity to universities and all-inclusive bills, do not miss the chance to make this lovely property your new

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10 Sefton Road, Birmingham, B16 9DR

Total Floor Area Approx: 99m<sup>2</sup>

-  Fire Door
-  Carbon Monoxide Detector
-  Combined Smoke Detector and Sounder
-  Combined Heat Detector and Sounder
-  Emergency Lighting Unit
-  Fire Blanket
-  Washing Machine
-  Fridge Freezer
-  H

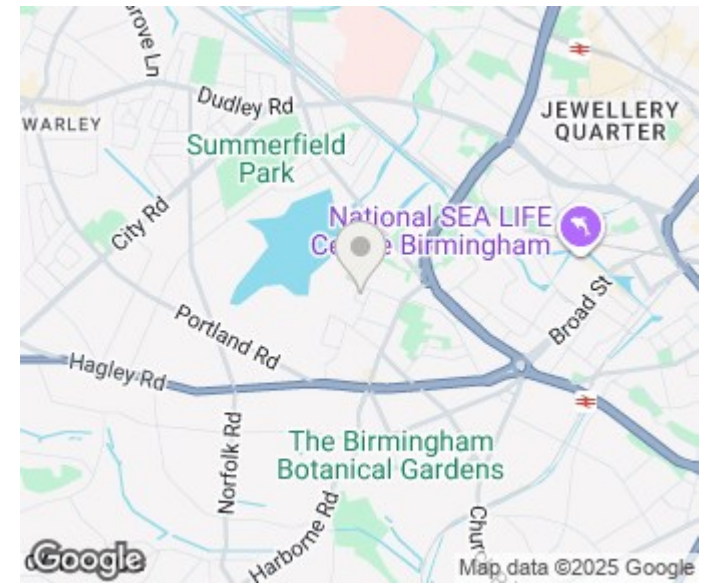
Plan made 02/06/2023  
Scale 1:100




Floor Plan Disclaimer: This floor plan is provided as a guide to room layout only, and is not to scale. All measurements and floor plan details are for information purposes only, and do not form any part of offer or contract. We make no warranties or representations, express or implied, as to the accuracy of this rendering. Independent property size verification is recommended.

All fire safety features indicated on the plan were present at the property at the time of inspection. It has been presumed that they are all in working order but it is advised to do your own formal testing before entering into any contract.

This floor plan was provided by [www.EPCfloorplanBirmingham.co.uk](http://www.EPCfloorplanBirmingham.co.uk)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>68</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Guaranteed Rents  
1 Harold Road  
Birmingham  
West Midlands  
B16 9DN

0121 454 1444  
info@thestudentsquarter.co.uk  
<http://thestudentsquarter.co.uk>

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