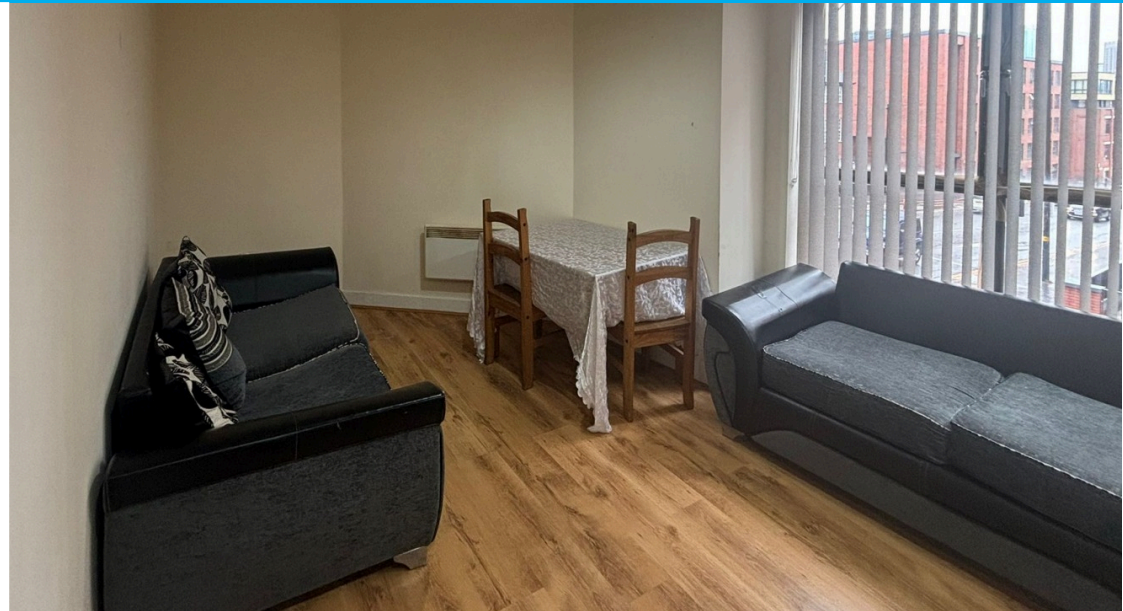




 2
Bedrooms

 1
Bathroom



This first floor apartment is based in the Abacus Development and consists of an open plan living room / kitchen with integrated appliances, double bedroom, fitted bathroom.

Profectus Estates are delighted to present this first floor 2-bedroom apartment located in Birmingham's current, energetic and fashionable area, Digbeth.

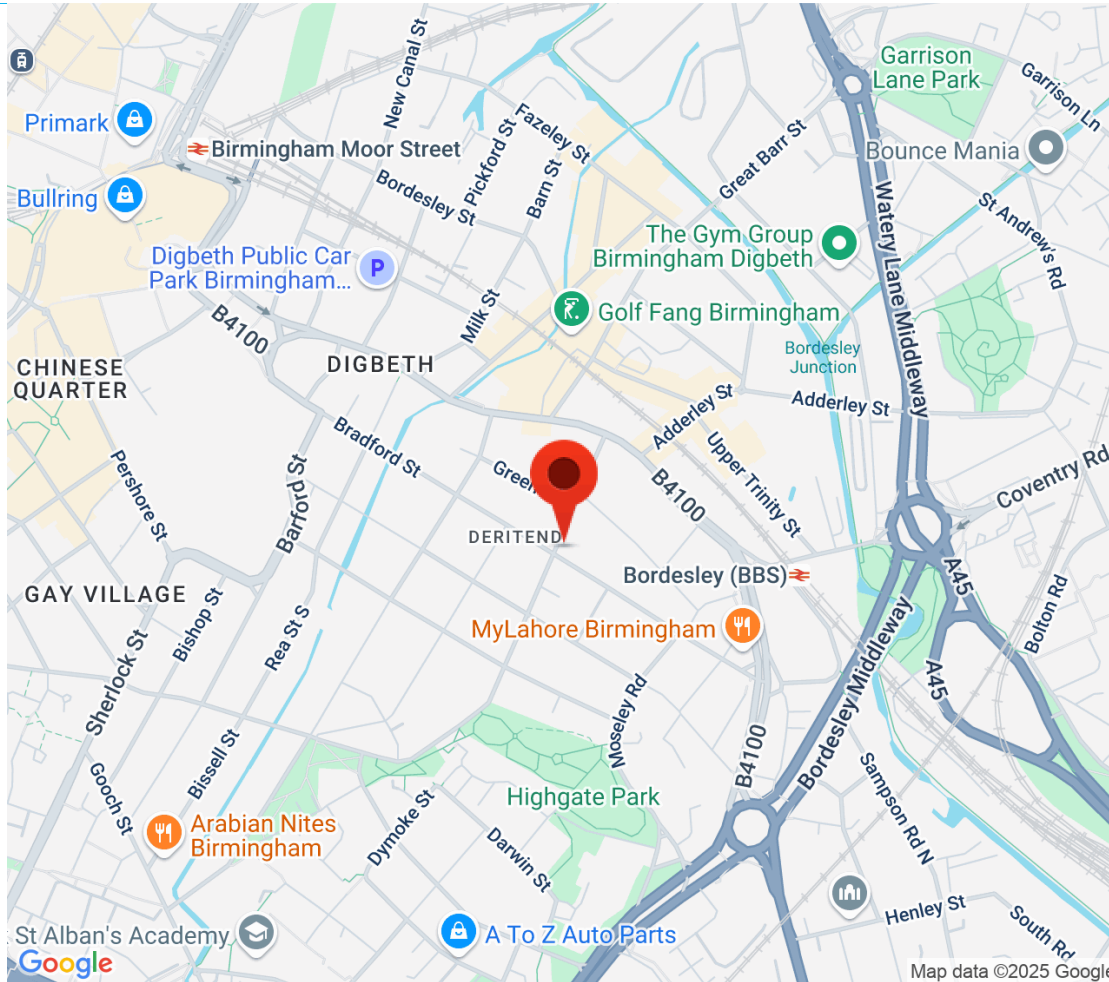
This apartment has glossy floors, large windows that illuminate the rooms with natural sunlight and a lovely dining area that can accommodate guests and entertainment.

The property is based in the Abacus Development and consists of an open plan living room / kitchen with integrated appliances, two bedrooms, fitted bathroom. The apartment also benefits from double glazing, electric heating, storage space, secure entry and secure underground parking.

Located in Digbeth you are just minute's walk from the City Centre & New Street Station with great access to public transport on your doorstep.

Allotted car parking space in underground car park.

Council Tax band C



01/06/2021

Energy performance certificate (EPC) - Find an energy certificate - GOV.UK

Energy performance certificate (EPC)

ABACUS BUILDING 246 BRADFORD STREET BIRMINGHAM B12 0NZ	Energy rating C
Valid until 23 May 2031	Certificate number 0600-7610-0022-0092-3593

Property type
Mid-floor flat

Total floor area
54 square metres

Rules on letting this property

Properties can be rented if they have an energy rating from A to E.

If the property is rated F or G, it cannot be let, unless an exemption has been registered. You can read [guidance for landlords on the regulations and exemptions](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-exemptions) (<https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-exemptions>).

