



## zg4gh46 2354 Reservoir Retreat, Birmingham City University Edgbaston Campus, Edgbas, B16 9EH



2026/2027 ACADEMIC YEAR Spacious all En-suite Student Accommodation Suitable for Students or Professionals

Rent: £112pppw

LOW DEPOSIT: £400/person (based on a group of people)

10-12 minute walk to the train station.

10-minute walk to Five Ways and Broad Street.

Convenient to BCU Edgbaston Campus.

Nearby Morrisons and local shops.

7-bedroom Georgian house with en-suite bathrooms.

High-quality furniture and leather sofas.

Well-equipped kitchen with range cooker and appliances.

Gas central heating, double glazing, and smoke alarm.

Spacious garden for outdoor enjoyment.

Security alarm for safety.

Available: Rent with Built-in Unlimited Bills Package for only £135.72 per person per week

Spacious all en-suite accommodation for students or professionals in a prime Edgbaston location! This 7-bedroom Georgian house offers convenience with nearby amenities, including Morrisons supermarket and local shops. Enjoy high-quality furnishings, a well-equipped kitchen, and open-plan living with comfy leather sofas. Plus, each bedroom has its own en-suite bathroom for added privacy and comfort.

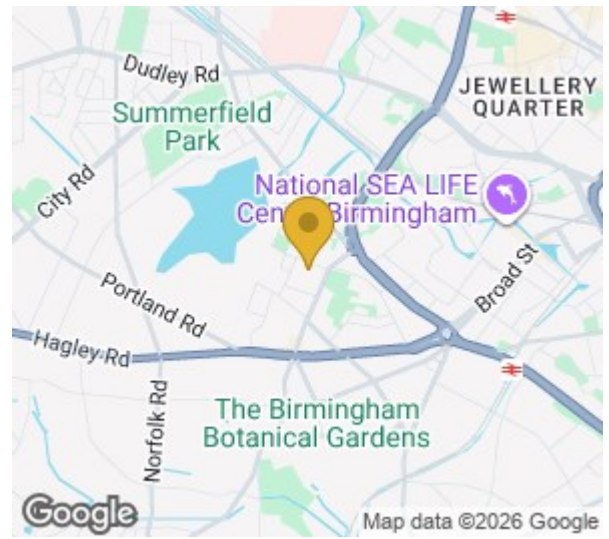
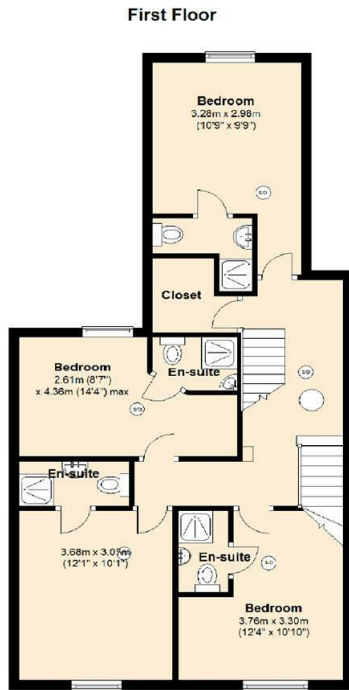
Discover your ideal living space in Edgbaston. Schedule a viewing by appointment only with MKP Management!

### Viewing

Please contact our MKP MANAGEMENT Office on 0121 472 5897

if you wish to arrange a viewing appointment for this property or require further information.





| Energy Efficiency Rating                    |  | Current | Potential |
|---------------------------------------------|--|---------|-----------|
| Very energy efficient - lower running costs |  |         |           |
| (92 plus) A                                 |  |         |           |
| (81-91) B                                   |  |         |           |
| (69-80) C                                   |  |         |           |
| (55-68) D                                   |  |         |           |
| (38-54) E                                   |  |         |           |
| (21-38) F                                   |  |         |           |
| (1-20) G                                    |  |         |           |
| Not energy efficient - higher running costs |  |         |           |
| England & Wales                             |  | 63      | 77        |
| EU Directive 2002/91/EC                     |  |         |           |

| Environmental Impact (CO <sub>2</sub> ) Rating                  |  | Current | Potential |
|-----------------------------------------------------------------|--|---------|-----------|
| Very environmentally friendly - lower CO <sub>2</sub> emissions |  |         |           |
| (92 plus) A                                                     |  |         |           |
| (81-91) B                                                       |  |         |           |
| (69-80) C                                                       |  |         |           |
| (55-68) D                                                       |  |         |           |
| (38-54) E                                                       |  |         |           |
| (21-38) F                                                       |  |         |           |
| (1-20) G                                                        |  |         |           |
| Not environmentally friendly - higher CO <sub>2</sub> emissions |  |         |           |
| England & Wales                                                 |  | 52      | 75        |
| EU Directive 2002/91/EC                                         |  |         |           |



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.