



## 5 Florence Buildings, Birmingham, B29 6EH

### £3,380 Per Calendar Month

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2024/2025 ACADEMIC YEAR Newly Refurbished Student Accommodation Suitable for Students and Professionals

2-Min Walk to Selly Oak Train Station

8-Min Walk to University South Gate

Steps to Selly Oak High Street

Excellent Transport Links

Modern Open-Plan Kitchen & Living Space

6 Spacious Double Bedrooms, All En-Suite

Advanced Insulation & LED Lighting

Security Alarm

Optional: Unlimited Bills Package for only £24.68 pppw

Optional: Ultrafast 350mbps Internet for only £1.94 pppw

Located in Florence Building, Selly Oak, this property offers unbeatable convenience. Just a 2-minute walk to Selly Oak Train Station, an 8-minute stroll to the south gate of the University, and a stone's throw from Selly Oak's bustling high street. Plus, enjoy easy access to the rest of the city through excellent transport links.

Don't let this opportunity slip through your fingers! Secure this exceptional yet affordable 6-bedroom property for the upcoming academic year and experience luxury living at its finest in the heart of Selly Oak!

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			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) A		85	(92 plus) A		83
(81-91) B			(81-91) B		
(69-80) C			(69-80) C	71	
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		



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