



MasonKnight



## 57HIGH END For student and residential property West Drive, Edgbaston, Birmingham, B5 7RR



For both students and professionals

Superlative 4 double bedroom town house in gated community.

Close to dental school, city centre and University of Birmingham.

House comprises of 4 large bedrooms, a very spacious lounge with views over landscaped managed gardens.

Large fully fitted kitchen/diner with integrated appliances, fridge Freezer dishwasher, washer dryer, oven and gas hob.

New bathroom Shower over bath. Utility room, separate additional toilet.

The property is double glazed throughout and has had a new Worcester Borsch combi boiler installed.

The townhouse provides spacious accommodation for 4 working professional, Nurses, post-graduate student or Medical dentist student. Off road parking for two cars

Bills inclusive optional

£96pppw

Viewing By prior appointment only with MasonKnight

### 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 |   |  |           |                 |           |                         |  |
| (92 plus)                                   | A |  |           |                 |           |                         |  |
| (81-91)                                     | B |  | 79        |                 |           |                         |  |
| (69-80)                                     | C | 68   |           |                 |           |                         |  |
| (55-68)                                     | D |  |           |                 |           |                         |  |
| (39-54)                                     | E |  |           |                 |           |                         |  |
| (21-38)                                     | F |  |           |                 |           |                         |  |
| (1-20)                                      | G |  |           |                 |           |                         |  |
| Not energy efficient - higher running costs |   |  |           |                 |           |                         |  |
| England & Wales                             |   | EU Directive 2002/91/EC                        |           | England & Wales |           | EU Directive 2002/91/EC |  |



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