

# 48 Dale Road, Selly Oak, Birmingham, B29 6AG



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## About this Property

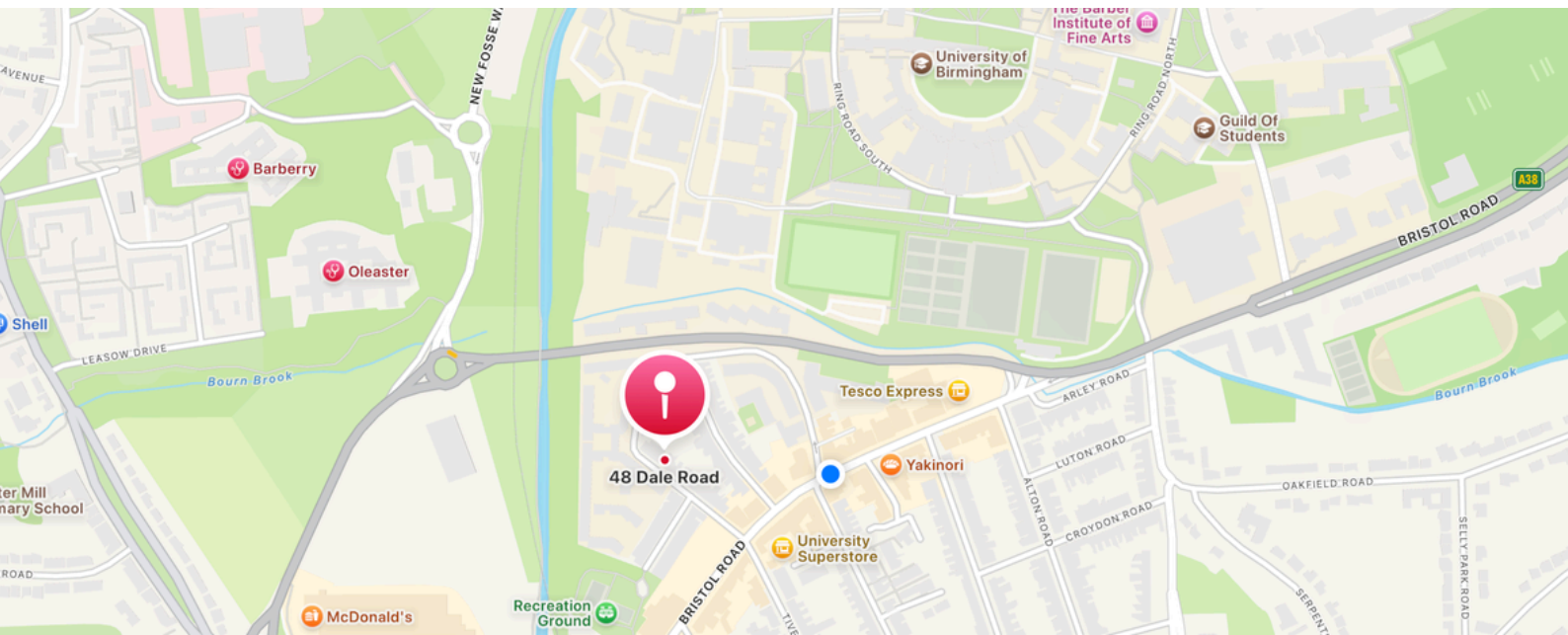
House Hunt presents this stunning and fully renovated 6 en-suite property located on Dale Road, just steps from the University of Birmingham and local amenities. Each spacious bedroom boasts a luxurious en-suite bathroom and has been finished to an immaculate standard. The property features a large open-plan kitchen and living area with stylish marble flooring, comfortable seating, and modern appliances. The addition of a skylight in the kitchen area floods the space with natural light, while a separate utility room provides extra convenience for laundry needs. The sleek design and high-quality finishes make this property an exceptional choice for student living.





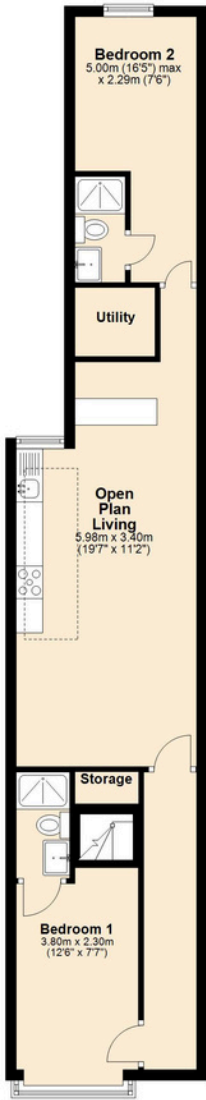
## Key Features:

- **Prime Location:** Located on the doorstep of UOB and ALDI, with easy access to local amenities.
- **6 En-Suite Bedrooms:** Each spacious bedroom is fully furnished and boasts a luxurious en-suite bathroom.
- **Open-Plan Kitchen and Living Area**
- **Modern Kitchen:** The kitchen features marble flooring, a spacious island, plenty of worktop space, and modern appliances.
- **Separate Utility Room:** The property includes a separate utility room with a washing machine and tumble dryer.
- **Luxurious En-Suites:** Each en-suite bathroom features a touch-sensitive LED mirror, vanity sink basin, toilet, large shower cubicle with a rainforest showerhead, and a heated towel rail

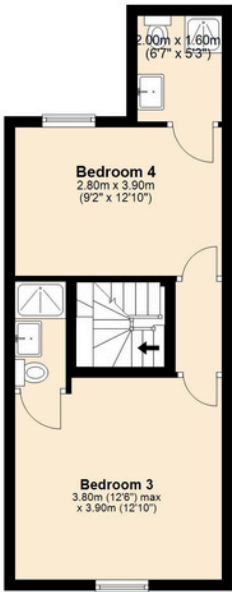


# Floor Plan

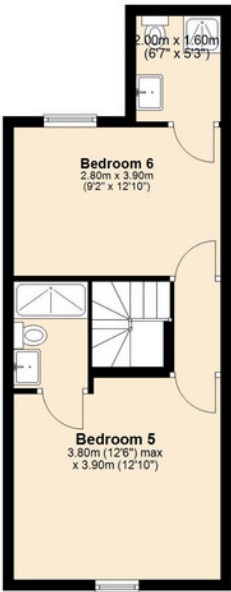
**Ground Floor**  
Approx. 56.9 sq. metres (612.6 sq. feet)



**First Floor**  
Approx. 32.6 sq. metres (351.0 sq. feet)



**Second Floor**  
Approx. 33.5 sq. metres (360.1 sq. feet)



Total area: approx. 123.0 sq. metres (1323.8 sq. feet)  
**48 Dale Road**

## EPC

48 Dale Road  
BIRMINGHAM  
B29 6AG

Energy rating

C

Valid until

24 June 2032

Certificate number

2352-3017-7206-3352-7204

Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C	71 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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