

Kent St. Birmingham City Centre



SOUTHSIDE  
RESIDENCES

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# LIVE.WORK.PLAY. IN STYLE.

A selection of one and two bedroom luxury city centre apartments in Birmingham's vibrant Southside district.



146

Stylish  
Apartments



100

One bed from  
£249,995



46

Two bed from  
£349,995



Q3

Quarter 3  
2027

**Address:** 16 Kent Street, Birmingham, B5 6RD

**Apartment Sizes:** 439 sq f to 755 sq f

**Lifts:** Staircases + Two lifts

**Parking:** None

**Planning Consent:** Full

**Developer:** Prosperity Developments

**Service Charge:** 1/2 bed £1000/£1200 (estimated)

**Ground Rent:** Zero

**Lease Terms:** 999 years

**Leaseholder:** Prosperity Developments

**Warranties:** Property will have the benefit of warranty cover to be provided at completion acceptable under

the CML provisions to Barclays Bank plc or equivalent.

Building warranty provided by either NHBC, Zurich Municipal, Premier Guarantee, LABC, Build Zone or Advantage

**Vendor Legals:** Feldon Dunsmore Orchard Court, 4 Binley Business Park, Harry Weston Road, Coventry, CV3 2TQ

**Client Legals:** ARCH LAW T: 0333 242 3976

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# SPECIFICATION

## General

- Smoked oak veneer front door with inset bronze panel, etched apartment number, integrated spy-hole and multi-locking system.
- Bronze door handle.
- White matt finished flush internal doors.
- Internal walls, architraves and skirtings painted in a soft grey finish.
- Feature wall in kitchen in two-bedroom apartment to feature specialised finish.
- Cuba Cotton White / dark timber engineered timber flooring throughout.
- Heated rail in bathrooms and en-suites.
- Full-height mirrors in all bedrooms, bathrooms and en-suites.
- Sliding doors where applicable
- Passenger lift to serve all floors.

## Kitchen

- Bespoke fitted kitchens featuring satin / matt lacquer cabinetry with handle-less doors.
- Trim and plinth matching
- Soft closing mechanism to all doors and drawer units. Integrated pull-out recycling bin system and cutlery tray.
- 20mm composite worktops and full-height splashbacks.
- Undermounted stainless steel single bowl sink.
- CEA single-lever kitchen mixer tap with arched swivel spout and pull-out handshower in a satin steel finish.
- LED task lighting under wall units.
- Combination of pop-up and concealed electric sockets and data points within kitchen cabinetry.
- Concealed multi-gang appliance panel.
- Copper industrial style extractor above hob & oven
- Siemens built-in multi-function oven
- Siemens ceramic induction 4-zone hob with touch controls and bevelled glass edge.
- Siemens integrated fridge/freezer
- Siemens fully integrated dishwasher
- Integrated washer/dryer

## Bathrooms, En-suites & WCs

- Fully fitted bathrooms with high-quality sanitaryware and brushed stainless steel CEA mixer taps and showerheads throughout.
- Cuba Cotton White / timber engineered timber flooring
- Full-height mirror
- Large format stone tiles on all walls, with a feature wall and towel rails (excluding WCs).

## Bathrooms, En-suites & WCs Continued

- Feature bronze back-painted glass wall / timber effect to all bath/shower areas.
- Feature vanity unit with Corian counter and integrated basin featuring a linen-lined pull-out drawer.
- Piano wall-hung WC with easy-clean soft-close seat system, concealed cistern and brushed stainless steel dual flush plate.
- Brushed stainless steel robe hooks and toilet roll holders installed throughout.
- Extractor fan.

## Lighting & Electrics

- Downlighters in all rooms, LED strip lights on the underside of kitchen wall units.
- brushed metal sockets and switches throughout.
- TV points in all living rooms and bedrooms.
- TV point and sockets set at high level in all bedrooms to facilitate wall-mounted television.
- BT point in hallways and living rooms.
- Each apartment has sufficient space made available for the installation of a home office desk. Electrical sockets, a BT phone socket and internet connection (wired ready for connection) have been provided at the home office location.
- Comprehensive telephone, FM and TV (with Sky+) capability in living area and all bedrooms.

## Security & Safety

- Apartment entrance door with multi-locking system.
- Colour video entry system linked to television and telephone (including mobile phones).
- Main entrance accessible via a personal electronic key fob.
- Main entrance monitored by 24-hour CCTV.
- Security locks to all windows and balcony doors.
- Smoke alarms and heat detector fitted in kitchen.

## Sustainability Features

- Low energy lighting throughout.
- Kitchen appliances all have an energy rating of at least A++.
- Dual flush WC.
- Low flow taps.
- Secure cycle store located on the ground floor.
- Full air ventilation system with 'boost' to create open window effect.
- Brown roof incorporating an urban drainage system and bird and bat boxes.



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