

# ALBION

## HOUSE

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Part of



ST  
GEORGE'S  
URBAN  
VILLAGE

**SevenCapital**

Welcome to St George's Urban Village, the latest development by Seven Capital to provide much needed residential housing to the expanding and vibrant Jewellery Quarter.



Comprising of 53 spacious one and two bedroom apartments, Albion House is the first of seven apartment 'houses' at St Georges Urban Village which will form part of 302 homes and apartments SGUV's aim is to meet the urgent demand for prime residential accommodation in Birmingham and the popular Jewellery quarter.

Albion House looks across to The Kettleworks development which also forms a part of Seven Capital's Jewellery Quarter vision, 291 renovated apartments that sold out within two months of going on sale.

Albion House, with its curved front façade and stylish architectural design has already caught the attention of tenants and investors.







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## Birmingham Jewellery Quarter

The Jewellery Quarter has been internationally known a global centre jewellery crafting, bringing in precious metals and jewellery into Birmingham for over 250 years.

Today, 40% of all Jewellery made in the UK is produced in this area with the world's largest Assay Office hallmarking around 12 million items per year. Artisans from all sectors now work in the quarter, creating a feeling of fresh entrepreneurship, creative inspiration and innovation.

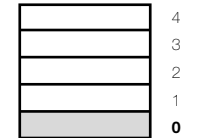
In recent years the Jewellery Quarter has become one of Birmingham's most vibrant and lively locations. Birmingham's last remaining Georgian Square in the tranquil surroundings of St Paul's, is home to fine restaurants, bars and galleries which attract young and creative professionals from all over the city.



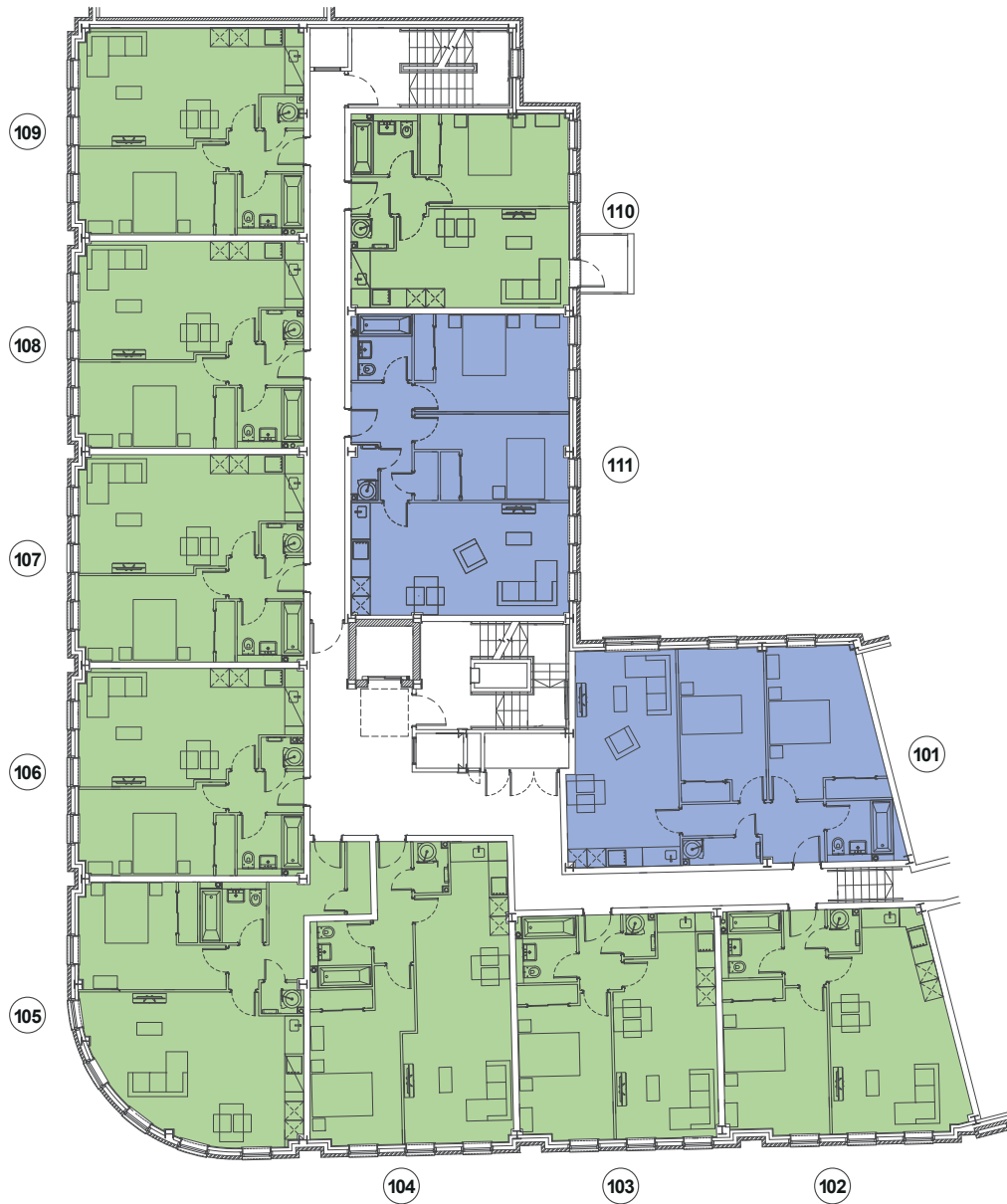
Level

0

Apartment No.	Bedrooms	Area (sqft)
001	1	579
002	1	497
003	1	497
004	1	497
005	1	495
006	1	452
007	2	703
008	1	650
009	1	476



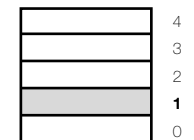
- 1 bed apartment
- 2 bed apartment



Level

1

Apartment No.	Bedrooms	Area (sqft)
101	2	712
102	1	538
103	1	476
104	1	591
105	1	630
106	1	497
107	1	497
108	1	497
109	1	495
110	1	452
111	2	702

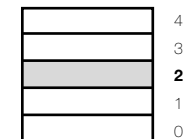


- 1 bed apartment
- 2 bed apartment

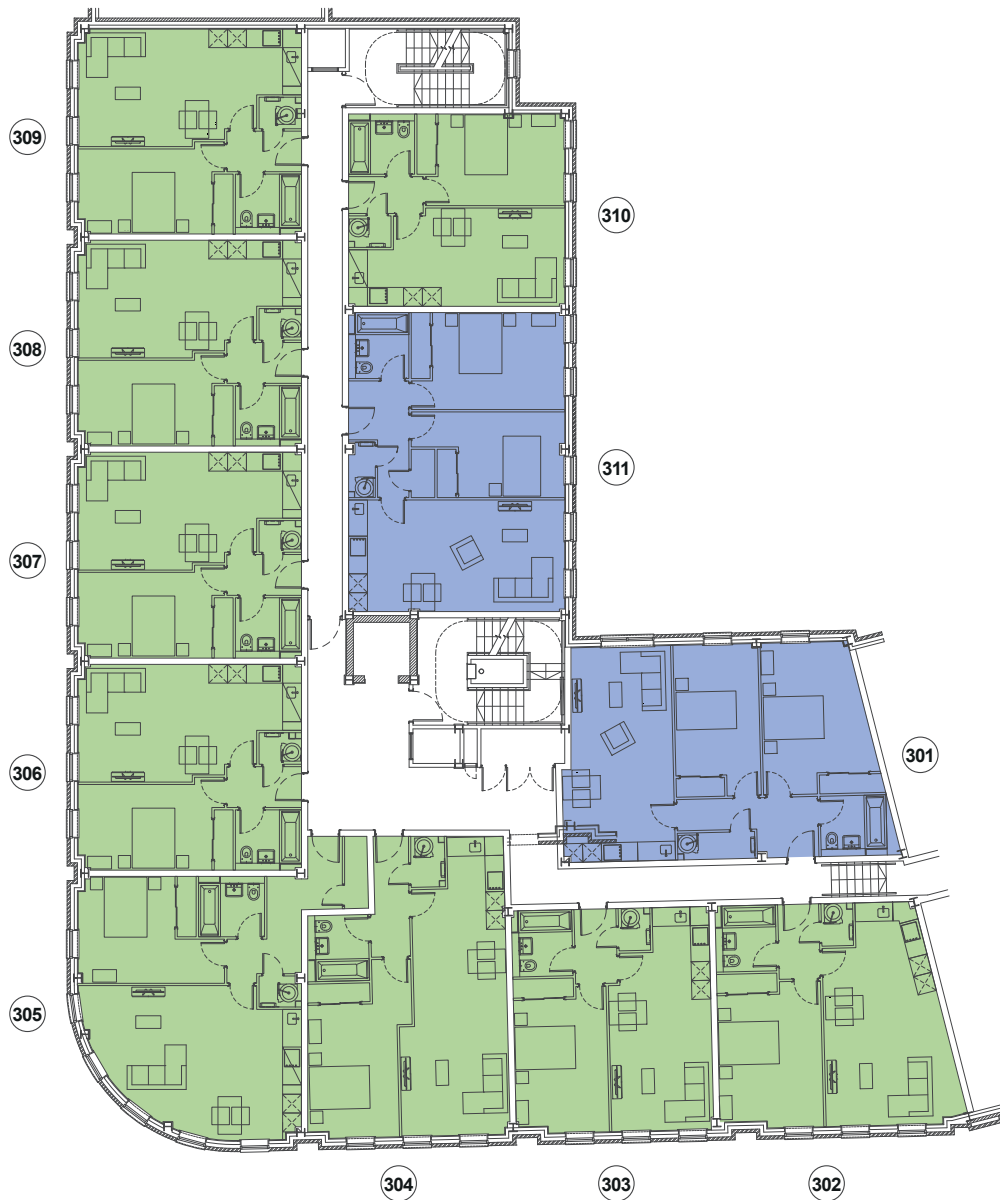


# Level 2

Apartment No.	Bedrooms	Area (sqft)
201	2	712
202	1	538
203	1	476
204	1	591
205	1	630
206	1	497
207	1	497
208	1	497
209	1	495
210	1	452
211	2	702



- 1 bed apartment
- 2 bed apartment

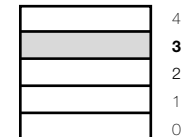


Level

3

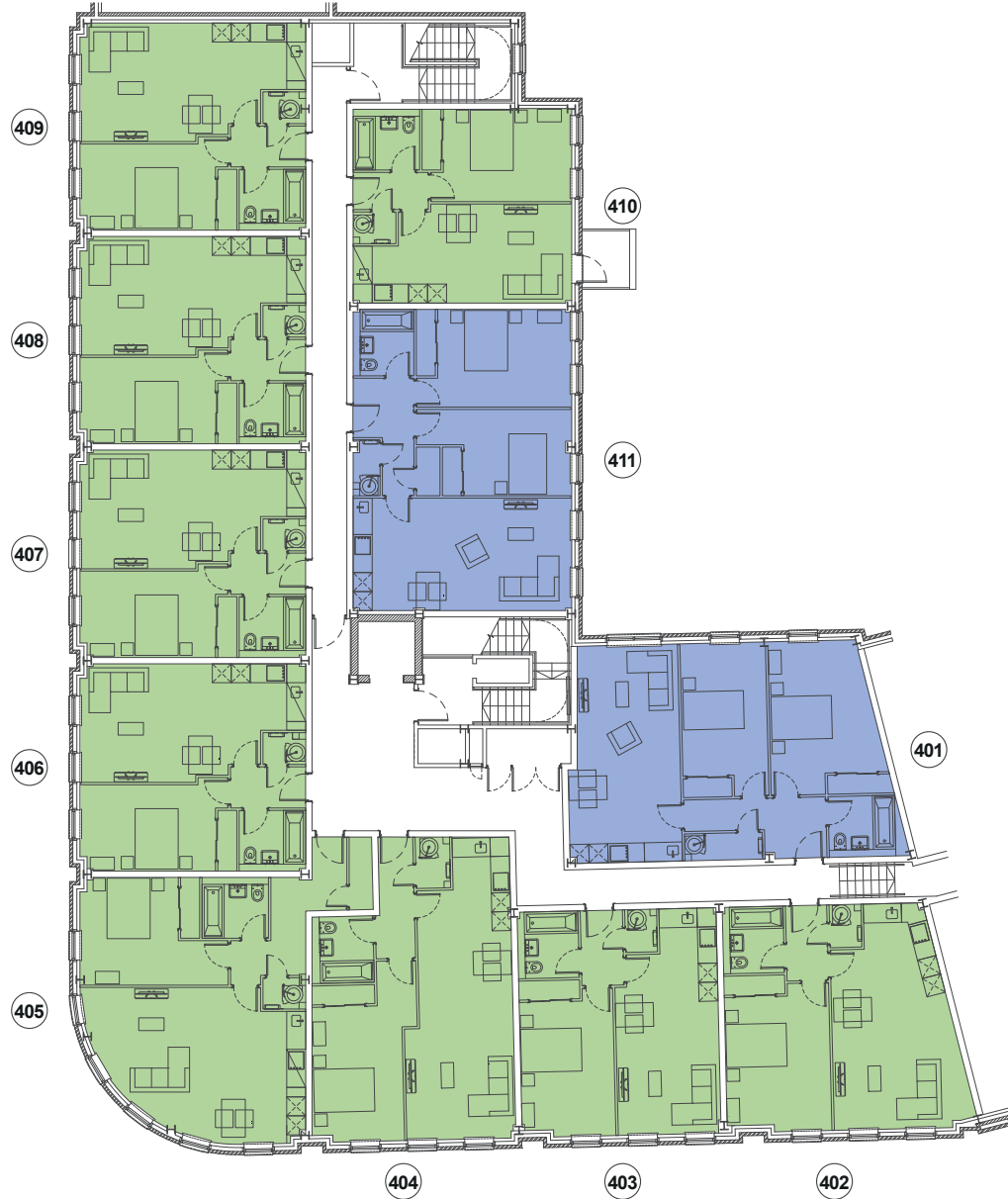
Apartment No.	Bedrooms	Area (sqft)
301	2	712
302	1	538
303	1	476
304	1	591
305	1	630
306	1	497
307	1	497
308	1	497
309	1	495
310	1	452
311	2	702

Apartment No.	Bedrooms	Area (sqft)
301	2	712
302	1	538
303	1	476
304	1	591
305	1	630
306	1	497
307	1	497
308	1	497
309	1	495
310	1	452
311	2	702



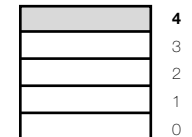
1 bed apartment

2 bed apartment



# Level 4

Apartment No.	Bedrooms	Area (sqft)
401	2	712
402	1	538
403	1	476
404	1	591
405	1	630
406	1	497
407	1	497
408	1	497
409	1	495
410	1	452
411	2	702







## Map key



Chinese Quarter



Jewellery Quarter



East Side



Colmore Business District



Digbeth



Brindleyplace



Bullring



Smithfield



Madison House



Edward House



Fabrick Square



The Park Regis Hotel



Ridley House



Granville Lofts



Park Regis 2



Connaught Square

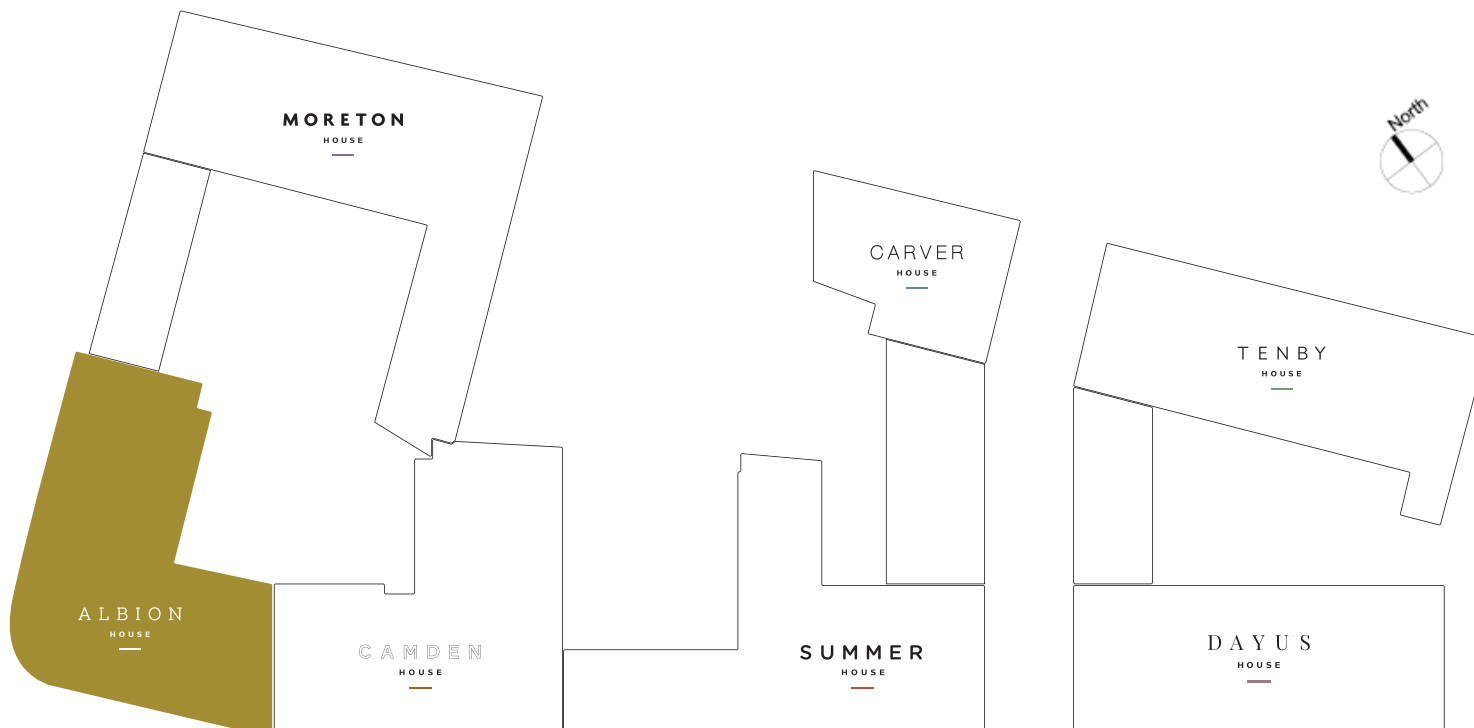


Metro line

# St Georges Urban Village

Albion House forms part of the larger St Georges Urban Village scheme of 304 apartments and homes. Each house has its own access, style and characteristics.

114 Car Parking Spaces are also available for purchase in the adjacent Kettleworks building.









# Internal Specifications

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- Video Intercom entry systems to each apartment.
- Hardwood veneered, solid core entrance door with spy hole.
- Hardwood veneered, or equivalent, internal doors throughout.
- Clean white high gloss fitted kitchen with composite stone worktop.
- Built in hob, extractor and combination microwave oven.
- Integrated fridge/freezer, washer/dryer and dishwasher.
- Full height tiling around bath and shower.
- Half height tiling around WC and basin with tiled shelf and built-in mirror.
- Ladder style polished chrome, or equivalent, heated towel rail.
- Bathroom vanity unit.
- Fitted carpets to bedrooms.
- Glass paneled built-in sliding wardrobes to bedrooms.
- Luxury Vinyl flooring to bathroom.
- Brushed stainless steel and chrome ironmongery throughout.
- Wood effect flooring to lounge, kitchen and hallway.
- Low energy LED spotlights throughout bathroom and living areas.
- Pendant light fittings to bedrooms.
- Full furniture and accessory packs available from studio to two bedroom.
- 10 year CML compliant warranty provided by Checkmate.



*"Whilst every effort is made to ensure that your apartment is finished to this specification, there may be occasions where Seven Capital have to deviate from the specification for reasons outside of their control. In these instances the item or finish will be substituted with an equal or better replacement"*





# ALBION HOUSE

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A development by

**SevenCapital**

[sevenscapital.com](http://sevenscapital.com)

Part of

**ST GEORGE'S URBAN VILLAGE**

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