

PRIORS
GATE

42-44 Steelhouse Lane



A BUILDING OF **STATURE.**
A SETTING OF **SIGNIFICANCE.**

A new Chapter begins.

PRIORS GATE | STEELHOUSE LANE | BIRMINGHAM

The Development.

Priors Gate is a landmark residential address, reimagined within the former Steelhouse Lane Police Headquarters - **an imposing Neo-Georgian civic building at the heart of Birmingham's B4 district.** Designed in the early 1930s by Herbert Humphries and opened in 1933, its architectural presence is unmistakable:

a Portland stone base, rich red brick façade, elegant sash windows and distinctive arched openings at ground level.

At its centre, the original entrance remains a defining feature, adorned with Birmingham's coat of arms by celebrated sculptor William Bloye -

an enduring symbol of the building's heritage & importance.

Today, this historic structure is being thoughtfully transformed into just **59 boutique apartments.** Original character meets contemporary design, creating homes that feel both distinctive & considered.

From its commanding façade to its refined interiors, **Priors Gate offers a rare opportunity to own within one of Birmingham's most recognisable and architecturally significant buildings.**



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AT THE CENTRE OF IT ALL.

Positioned on Steelhouse Lane, Priors Gate sits within Birmingham's prestigious Snow Hill & Colmore Business District - one of the UK's most important commercial hubs outside London.

This is a location defined by connectivity, convenience & opportunity. Colmore Row forms the city's commercial core, home to over 500 businesses and around 35,000 professionals. Global names including HSBC, Deloitte, Deutsche Bank and BT have established a strong presence here, reinforcing the district's reputation as one of the UK's leading financial and professional centres.

Beyond business, Birmingham offers a dynamic mix of culture, retail and leisure. From the Bullring and Grand Central to independent restaurants, cafés and bars, the city delivers a lifestyle that continues to attract professionals, students and investors alike.

The Snow Hill and Colmore districts are not only economically vital but continue to evolve, supported by major infrastructure including HS2 and extensive regeneration projects.

P R I O R S G A T E | S T E E L H O U S E L A N E | B I R M I N G H A M



HOCKLEY

A38(M)

Everything is within easy reach:

1 SNOW HILL STATION

4 COLMORE ROW

7 BIRMINGHAM CATHEDRAL

2 HS2 CURZON STREET STATION

5 THE BULLRING

8 ASTON UNIVERSITY

3 BIRMINGHAM NEW STREET STATION

6 BIRMINGHAM CHILDRENS HOSPITAL

9 BIRMINGHAM CITY UNIVERSITY

NEARBY CORPORATE OCCUPIERS

10 HSBC

14 PWC

11 BARCLAYS

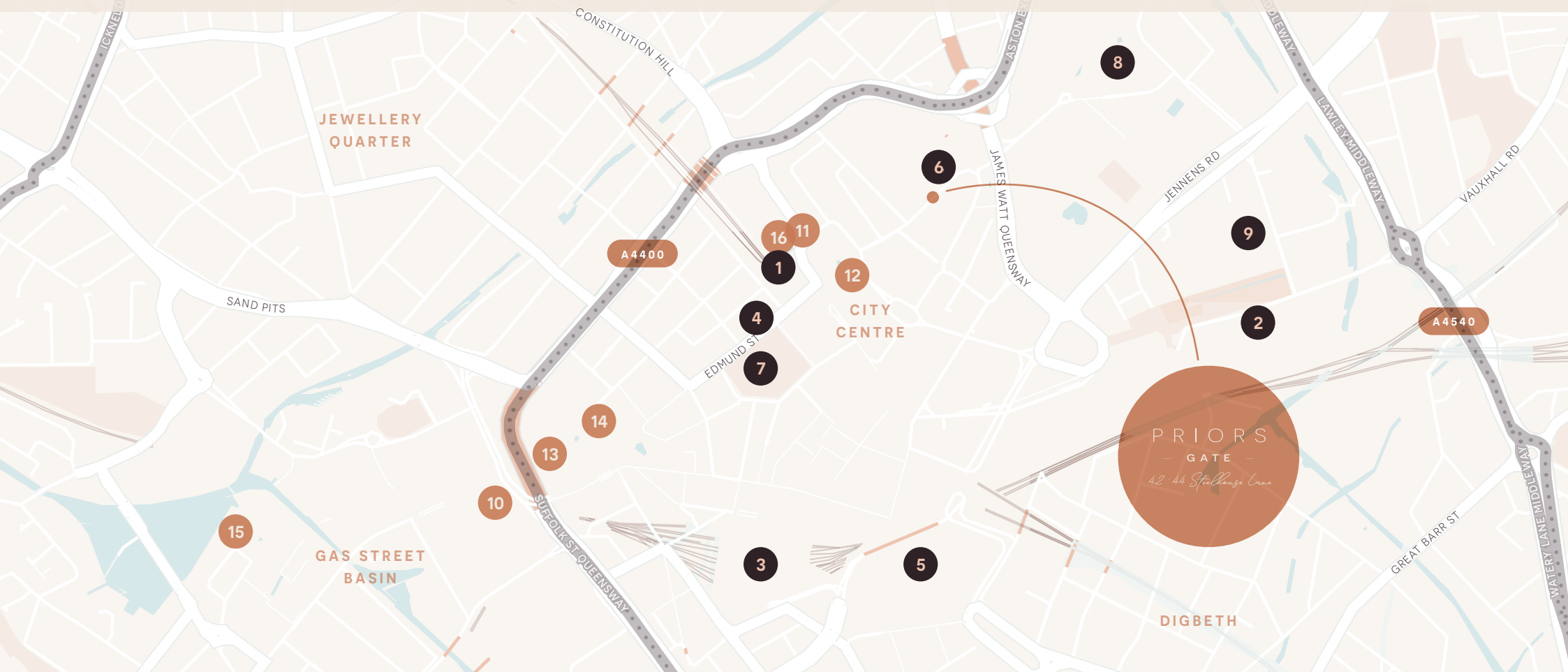
15 DELOITTE

12 EY

16 KPMG

13 GOLDMAN SACHS

DUDDESTON



The Apartments.

INDIVIDUALLY DESIGNED **DISTINCT BY NATURE.**

At Priors Gate, no two apartments are the same.

Each of the 59 residences has been carefully designed to respond to the building's original structure - resulting in a collection of homes that feel unique, characterful and considered. Varying layouts, proportions and outlooks ensure

every apartment offers something different, whether defined by architectural features, natural light or spatial flow.

This individuality is what sets Priors Gate apart - homes shaped by history, rather than uniformity.

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FLOOR PLAN.

Lower Ground Floor

APARTMENT SPEC

LG01	1B1P	455.3FT ²
LG02	1B1P	453.2FT ²
LG03	1B1P	398.3FT ²
LG04	1B2P	557.6FT ²
LG05	1B2P	598.5FT ²
LG06	1B2P	554.3FT ²
LG07	1B2P	676.0FT ²
LG08	1B2P	549.0FT ²
LG09	1B1P	491.9FT ²
LG10	1B1P	467.2FT ²
LG11	1B1P	462.8FT ²
LG12	1B1P	527.4FT ²
LG13	1B2P	583.4FT ²
LG14	1B1P	431.6FT ²





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FLOOR PLAN.

Ground Floor

APARTMENT SPEC

G01	2B3P	678.1FT ²
G02	1B1P	501.6FT ²
G03	1B1P	493.0FT ²
G04	1B2P	670.6FT ²
G05	1B2P	456.4FT ²
G06	1B2P	409.0FT ²
G07	1B2P	626.5FT ²
G08	1B2P	465.0FT ²
G09	1B1P	581.3FT ²
G10	1B1P	494.1FT ²
G11	1B1P	452.1FT ²
G12	1B1P	454.2FT ²
G13	1B2P	494.1FT ²
G14	1B2P	579.1FT ²
G15	1B1P	445.6FT ²





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FLOOR PLAN.

First Floor

APARTMENT SPEC

101	1B1P	484.4FT ²
102	2B3P	684.6FT ²
103	1B1P	494.1FT ²
104	1B1P	518.8FT ²
105	1B1P	440.2FT ²
106	1B1P	485.5FT ²
107	1B1P	479.0FT ²
108	1B2P	580.2FT ²
109	2B3P	705.0FT ²
110	1B1P	484.4FT ²
111	1B1P	461.8FT ²
112	1B1P	457.5FT ²
113	1B2P	486.5FT ²



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FLOOR PLAN.

Second Floor

APARTMENT SPEC

201	1B1P	672.7FT ²
202	1B1P	505.9FT ²
203	1B1P	526.4FT ²
204	1B1P	454.2FT ²
205	1B1P	514.5FT ²
206	1B1P	502.7FT ²
207	1B2P	584.5FT ²
208	2B3P	704.0FT ²
209	1B1P	483.3FT ²
210	1B1P	462.8FT ²
211	1B1P	459.6FT ²
212	1B1P	489.8FT ²



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FLOOR PLAN.

Third Floor

APARTMENT SPEC

301	1B2P	589.9FT ²
302	1B1P	539.3FT ²
303	1B1P	530.7FT ²
304	1B1P	507.0FT ²
305	1B2P	530.7FT ²



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Why Invest

A city defined by **growth, opportunity and long-term demand.**

Birmingham continues to establish itself as one of the UK's most exciting investment destinations, combining major regeneration, global business presence and exceptional connectivity with a growing demand for high-quality city centre living.

35,000+

Professionals

(Working within the Colmore Business District)

£370m

Invested into Birmingham BTR in 2025

(Reflecting growing institutional confidence in the city)

18.8%

Forecast Rental Growth

(Driven by increasing tenant demand & current undersupply)

88,000+

Students

(Across five universities, supporting long-term rental demand)

500+

Businesses

(Located across Birmingham's commercial core)

49 min

Journey to London

(Once HS2 becomes operational)

One of the UK's largest financial districts outside London

(Home to HSBC, Deloitte, Deutsche Bank, PwC and BT)

UK's largest regional build-to-rent market outside London

(Reinforcing Birmingham's long-term residential demand)



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42 - 44 Steelhouse Lane

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