



Second city
The Gas Street
canal basin,
Birmingham

BIRMINGHAM, HARBORNE 2

Brum punch – it’s all happening in the UK’s second largest city, whose motto is apparently “forward”. The centre is revitalised, the prospect of HS2, a booming economy and lots (seriously, lots) of new flats have brought a real buzz, and property values are rising accordingly. Figures from Hometrack/ZPG show that prices rose by more than 7% in the past year – way ahead of London, which saw growth of only 1.6%. But for all the excitement around inner-city pockets such as the Jewellery Quarter (period properties with a pop-up mentality), anyone looking for a garden and good schools will end up in the suburbs.

Our pick? Harborne, with two primaries that are rated outstanding by Ofsted and are feeder schools for the super-successful King Edward VI grammars. There’s a good choice of Victorian terraces, as well as larger interwar semis and detached houses. Neighbour of highfalutin, highly priced Edgbaston, Harborne has always been the go-to area for academics at the university and doctors at the Queen Elizabeth Hospital.

Nobody would call it beautiful, but it’s got all the right bits in the right places. There’s a handy shopping street, bookended by Waitrose and M&S, and a range of restaurants, from the new Harborne Kitchen, where three à la carte courses cost £28.50, to the Plough, a much-loved local pub offering up-to-date touches such as a gluten-free brunch. The biggest draw here, though, has to be Moorpool, an idyllic enclave of Arts & Crafts homes built around a pond, a bowling green and a tennis court, with allotments.

Best address Moorpool: a lovely, leafy model village.

Why we love it The best suburb in up-and-coming Brum.

🏠 **£151,570 (£560 pcm)**

🏡 **£317,190 (£980 pcm)**

🏘️ **£538,930 (£1,150 pcm)**