

495/509 BORDESLEY GREEN, BIRMINGHAM, B9 5XF



FREEHOLD FOR SALE

RESIDENTIAL DEVELOPMENT

0.4 of a acre/0.16 of a hectare

- Total site area, circa 0.4 of an acre/0.16 of a hectare.
- Consent approved, permitting the development of 15, 2 bedded apartments.
- 12 apartments, substantially complete.
- Prominent corner position, situated at the intersection on Bordesley Green (B4128 – considerable traffic flow) and Blakeland Street.
- Immediate surrounding areas are densely populated residential.
- Within close proximity to Birmingham Heartlands Hospital.



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LOCATION

The subject development occupies an extremely prominent corner position, enjoying frontages onto both Bordesley Green (B4128 – main arterial route

– considerable traffic flow) and Blakeland Street.

Immediate surrounding areas are densely populated residential.

Birmingham Heartlands Hospital is nearby.

Birmingham City Centre is situated approximately 2.5 miles due west.

DESCRIPTION

Consent has been approved, permitting the development of 15, 2 bedded apartments.

3 storey structures.

12 of the apartments are nearing completion. Elevations are full height cavity brick, surmounted by pitched roof structures (Velux skylights/raised Dorma windows).

Concrete beamed floor structures.

Internally, apartments vary in terms of completion.

With regard to the remaining 3 apartments, (detached structure) the only works undertaken to date, relate to foundations.

A full inventory is available from the sole selling agents, with regard to fixtures & fittings/materials, which are acquired/on site, pending installation (considerable).

SITE AREA

The total site area, extending to **0.4 of a acre/0.16 of a hectare.**

CONSIDERATION

Offers in excess of **£2.3M (Two million, three hundred thousand pounds)** are invited for this valuable freehold interest.

For More Information Contact:

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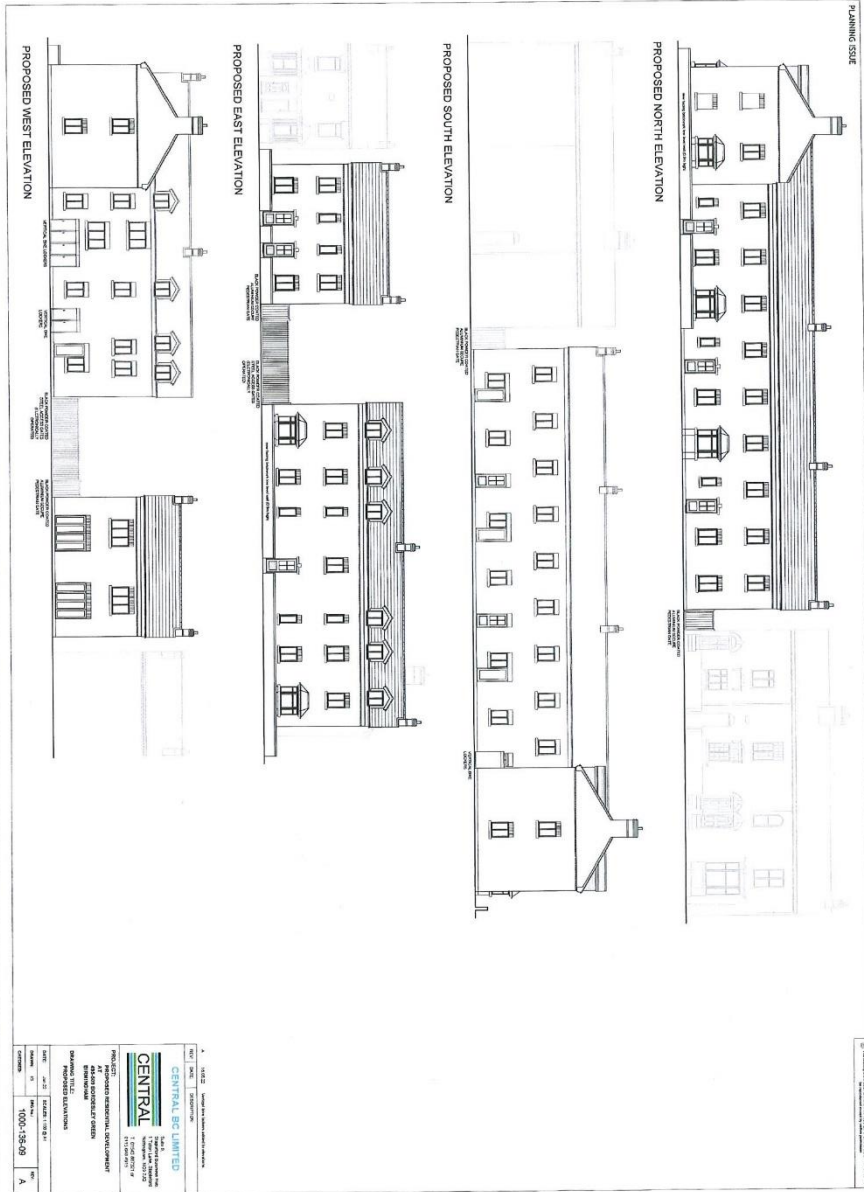
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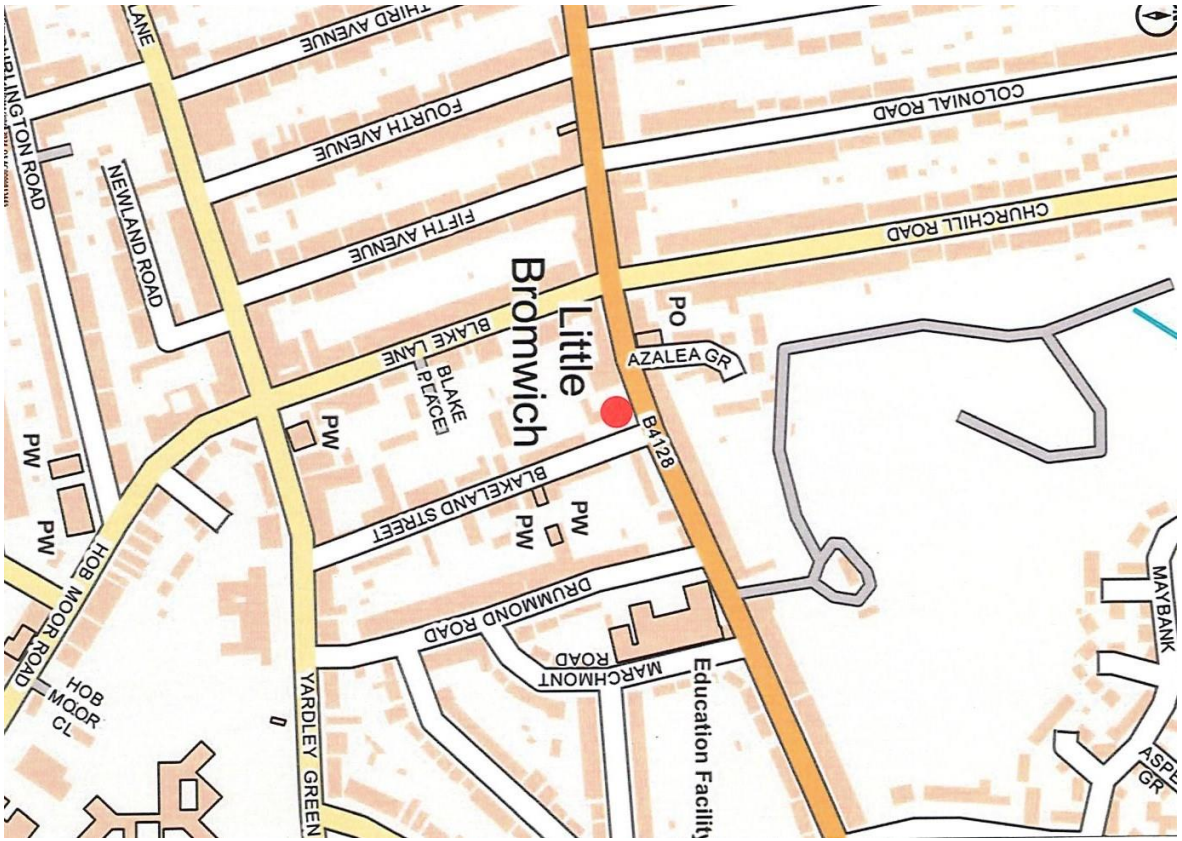


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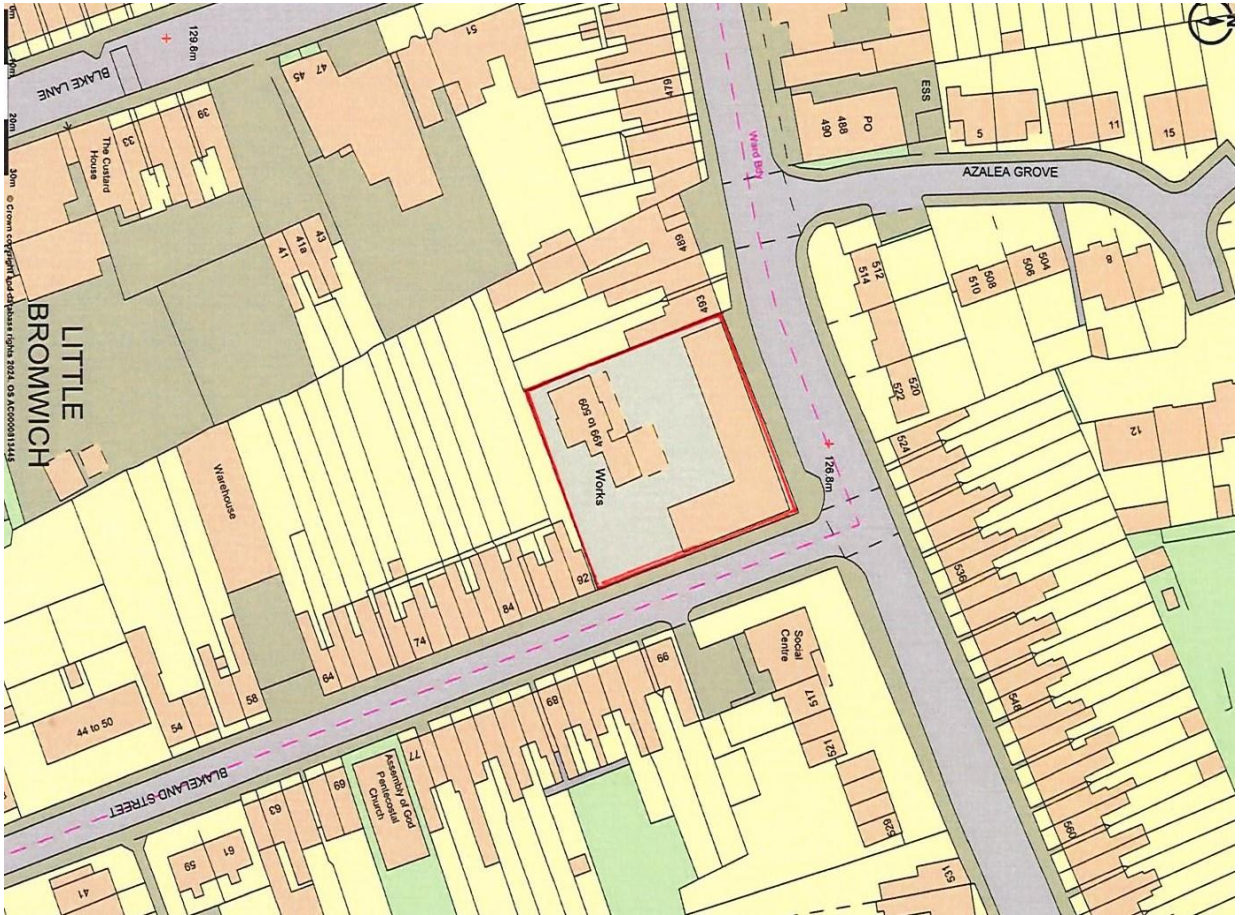
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NOTICE

STEPHENS McBRIDE - as agents for the Vendor and for themselves, give notice that:

1. These particulars do not constitute an offer, or contract, or any part thereof and none of the statements contained in the Particulars as to the property is to be relied on as a statement or representation of fact.
2. An intending Purchaser **MUST** satisfy himself by inspection or otherwise, as to the accuracy of the statements herein. Such statements are made in good faith but without responsibility on the part of Stephens McBride or the Vendor.
3. The Vendor does not make or give, nor is Stephens McBride or its staff authorised to make or give any representation or warranty in respect of this property.

In the event of any inconsistency between these particulars and the Conditions of Sale, the latter shall prevail.

SUBJECT TO CONTRACT

The terms Vendor and Purchaser shall where the context requires be deemed to refer to Lessor and Lessee respectively.