

YARD/CAR PARKING FACILITY, EYRE STREET, BIRMINGHAM, B18 7AA



FREEHOLD FOR SALE

YARD/CAR PARKING FACILITY

**Circa, 0.23 of an acre/0.09 of a hectare
(usable)**

- Extensive frontage (155 ft/42.26 m) onto Eyre Street, within close proximity to the intersection with Cope Street.
- Fully surfaced (tarmacadam).
- Secure boundary fencing/gated.
- Outside of the Clean Air Zone.
- Circa, 0.7 of a mile north west of Birmingham City Centre.
- In close proximity of the Middle Ring Road (A4540).
- Circa, 1.75 miles from the main Aston Expressway.



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LOCATION

The subject site enjoys an extensive/direct frontage onto Eyre Street, within close proximity with the intersection with Cope Street.

Birmingham City Centre is located approximately 0.75 of a mile south east.

Ease of access to the Middle Ring Road (Ladywood Middleway/Ickneild Street – A4540).

The main Aston Expressway is within 1.75 miles distance - mainly dual carriageway access.

Junction 1 of the M5 motorway is situated approximately 3 miles north west.

It is important to note, the subject land is located outside of the Clean Air Zone.

DESCRIPTION

Rectangular/level/regular shaped car parking facility/yard.

The useable area is fully surfaced (tarmacadam).

Boundary fencing. Gated entrance.

SITE AREA

Circa, **0.23 of an acre/0.09 of a hectare**

(Usable Area – hatched blue)

BASIS OF SALE

Freehold with vacant possession.

VAT

VAT is not applicable.

BUSINESS RATES

It appears, at present, the car parking facility does not attract a Business Rate Assessment.

Any interested party should make their own proper enquiries of the relevant authority.

MAINS SUPPLIES

At present, no mains supplies are connected.

CONSIDERATION

Offers in excess of **£375,000 (Three Hundred and Seventy Five Thousand Pounds)** are invited for this valuable freehold interest

LEGAL COSTS

Each party to bear their own proper reasonable legal costs.

ANTI MONEY LAUNDERING

In accordance with Anti Money Laundering Regulations, two forms of ID and confirmation of the source of funding will be required from any incoming tenant.

For More Information Contact:

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SMB
Stephens McBride

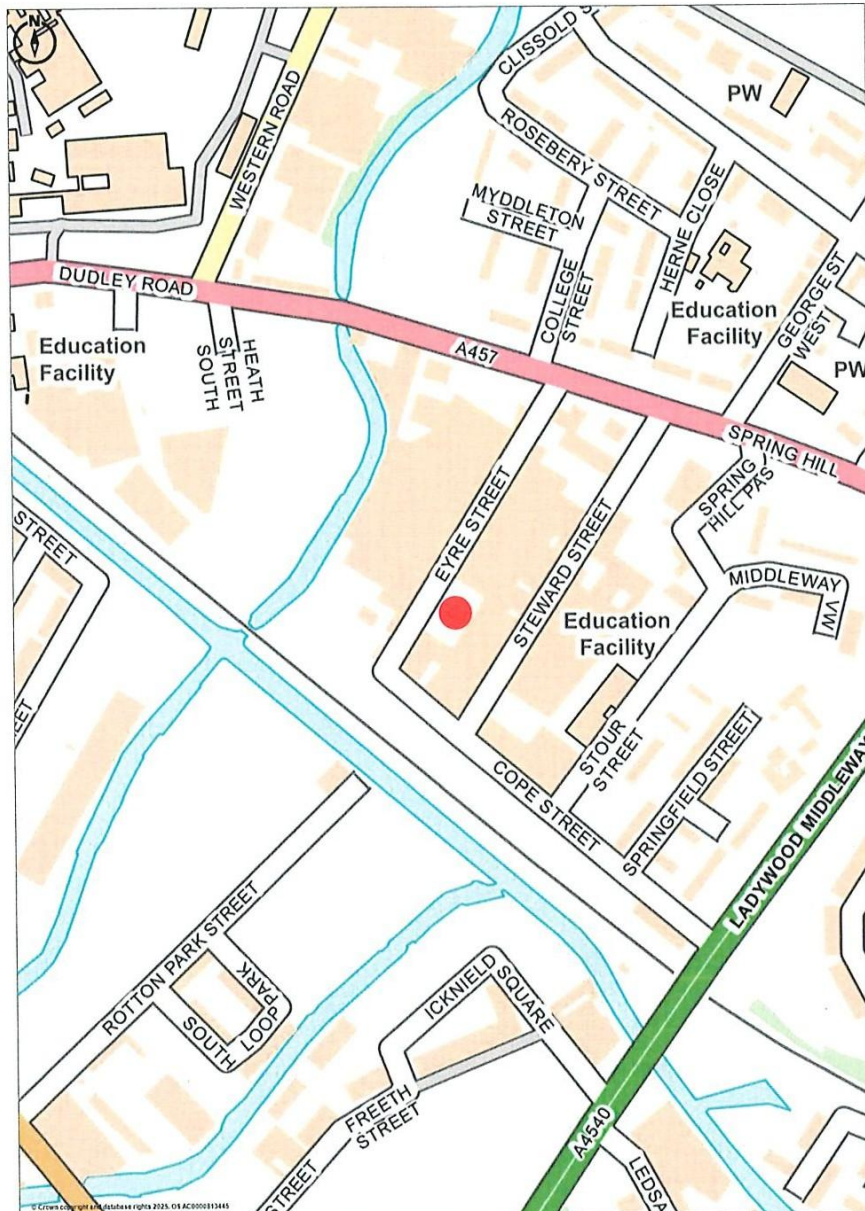
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NOTICE

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.