

1603 PERSHORE ROAD, STIRCHLEY, BIRMINGHAM, B30 2YB



## FREEHOLD FOR SALE

### YARD/OFF STREET CAR PARKING/COMMUNAL SERVICE ROAD

- Series of relatively small yard facilities
- Forming part of a popular and established industrial estate
- Off street car parking
- Including the freehold to the main estate road
- Circa 3½ miles south of Birmingham City Centre.



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## LOCATION

The subject land forms part of an extremely popular and well established industrial estate, fronting Pershore Road (main arterial route – considerable traffic flow – A441), adjoining the intersection with Fordhouse Lane (A4040).

Stirchley is situated approximately 3½ miles south east of Birmingham City Centre.

Surrounding areas include Kings Norton, Cotteridge, Bournville and Kings Heath.

## BASIS OF SALE

Freehold with vacant possession.

## DESCRIPTION

The subject land comprises a series of relatively small yard areas, off street car parking and the estate roads to an established industrial estate.

## CONSIDERATION

Offers in excess of **£65,000 (sixty five thousand pounds)** are invited for this valuable freehold interest.

## VAT

VAT is not applicable.

## BUSINESS RATES

Not applicable.

### **For More Information Contact:**

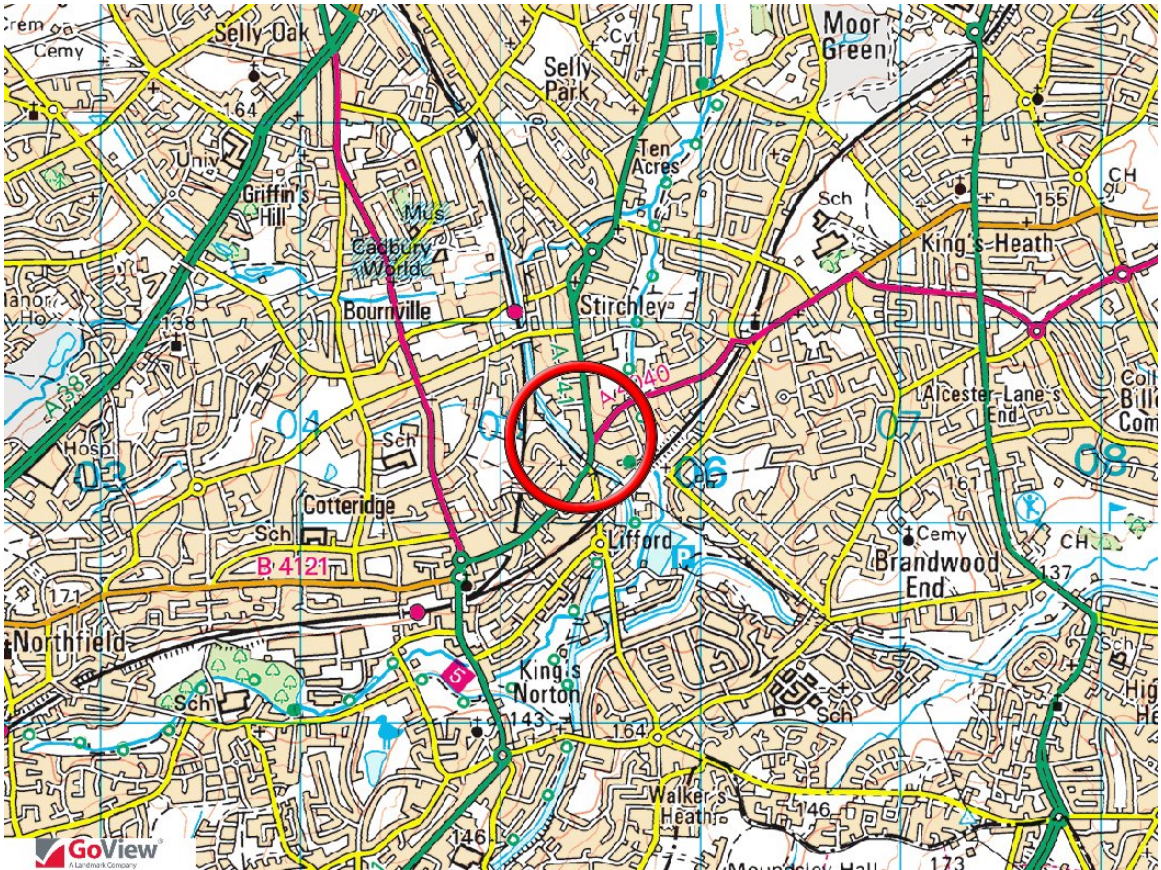
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**NOTICE**

**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.