

133 TYBURN ROAD, ASTON, BIRMINGHAM, B24 8NQ



## FREEHOLD FOR SALE

GROUND FLOOR

INDUSTRIAL/WAREHOUSE ACCOM.

**9,035 sq.ft/838.36 sq.m**

- Prominent position/extensive frontage onto the main Tyburn Road.
- 2, electrically operated roller shutter doors.
- Forecourt, off street loading/car parking.
- Enclosed/surfaced, side yard facility.
- Adjoining, Junction 6 of the M6 motorway.
- Circa, 2.5 miles north east of Birmingham City Centre.



Stephens McBride Chartered Surveyors & Estate Agents  
Malvern House, New Road, Solihull, B91 3DL  
Tel: 0121 706 7766

[www.smbsurveyors.com](http://www.smbsurveyors.com)

<https://www.linkedin.com/company/smb-alexander-stevens/>

# 133 TYBURN ROAD, ASTON, BIRMINGHAM, B24 8NQ

## LOCATION

The subject premises occupies an extremely prominent position, enjoying direct frontage onto Tyburn Road (main arterial route), adjoining Junction 6 of the M6 motorway, "Spaghetti Junction".

In terms of use, the location would be considered prime – excellent communicational links.

Birmingham City Centre is located approximately 2.5 miles south west.

## DESCRIPTION

The subject premises comprise ground floor, industrial/warehouse accommodation.

Benefits include:

- Forecourt, off street loading/car parking.
- North light roof construction – excellent natural light.
- Floor mounted gas fired blow heater.
- Florescent strip lighting throughout.
- 2, electrically operated roller shutter doors.
- Single internal office.
- Male and Female toilet facilities.
- Enclosed/surfaced, side yard facility.

## **For More Information Contact:**

Robert Taylor BSc MRICS OR Oliver Beard

T: 0121 706 7766

E: [robert@smburveyors.com](mailto:robert@smburveyors.com)

E: [ollie@smburveyors.com](mailto:ollie@smburveyors.com)

## ACCOMMODATION

**9,035 sq.ft/838.36 sq.m**

## MAINS SUPPLIES

The property has the advantage of mains electricity (substantial – 3 phase), gas, water and drainage.

## BUSINESS RATES

Rateable value **£17,000**

Rates Payable circa, **£8,500**

## VAT

VAT is applicable.

## CONSIDERATION

Offers in excess of **£550,000 (Five Hundred and Fifty Thousand Pounds)** are invited for this valuable freehold interest.

## LEGAL COSTS

Each party to bear their own proper reasonable legal costs.

133 TYBURN ROAD, ASTON, BIRMINGHAM, B24 8NQ



133 TYBURN ROAD, ASTON, BIRMINGHAM, B24 8NQ



133 TYBURN ROAD, ASTON, BIRMINGHAM, B24 8NQ



133 TYBURN ROAD, ASTON, BIRMINGHAM, B24 8NQ

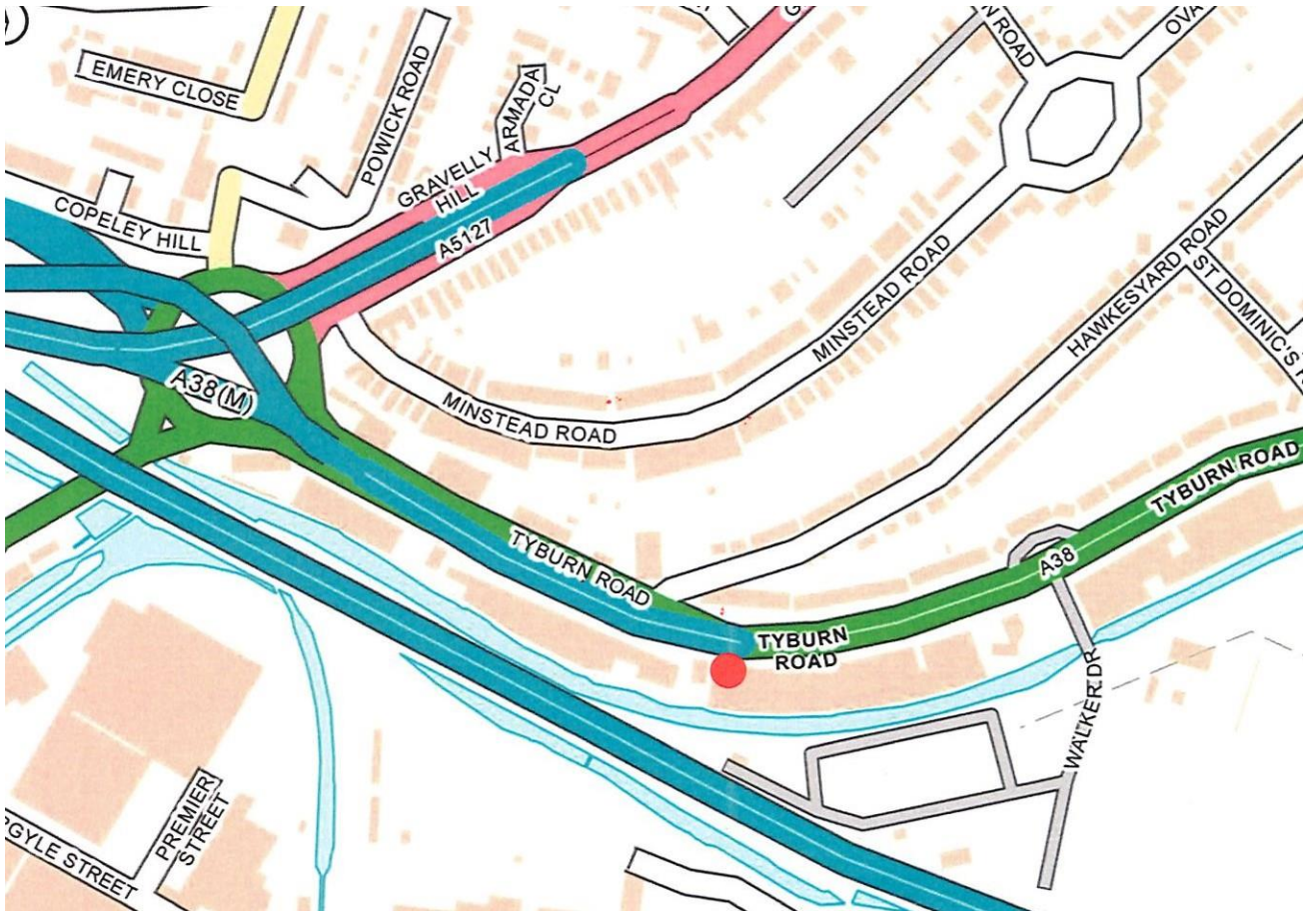


133 TYBURN ROAD, ASTON, BIRMINGHAM, B24 8NQ



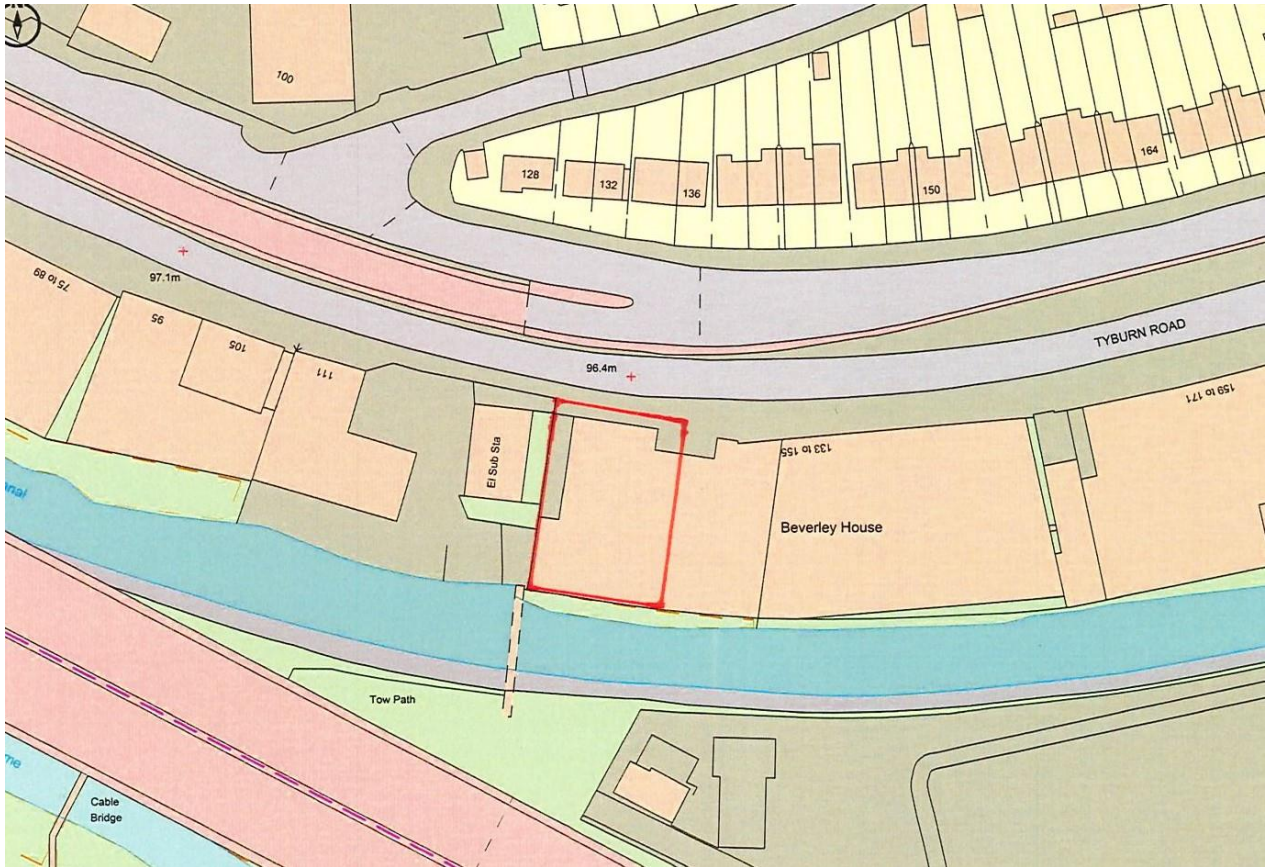
**SMB**  
Stephens McBride

133 TYBURN ROAD, ASTON, BIRMINGHAM, B24 8NQ

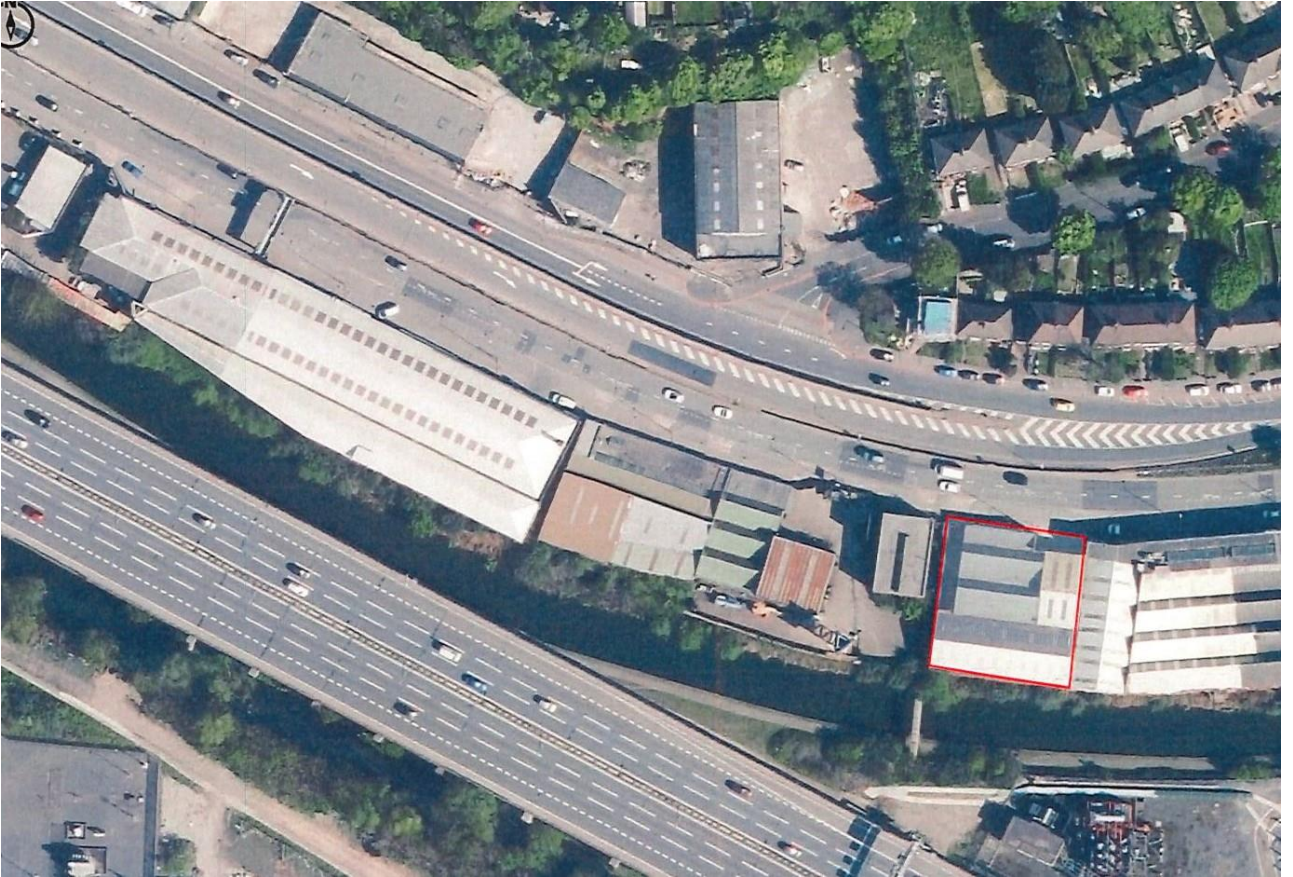




# 133 TYBURN ROAD, ASTON, BIRMINGHAM, B24 8NQ



133 TYBURN ROAD, ASTON, BIRMINGHAM, B24 8NQ



133 TYBURN ROAD, ASTON, BIRMINGHAM, B24 8NQ

**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.