

FOR SALE/TO LET

TAMESIDE
BUSINESS PARK
BIRMINGHAM B42 2UB

COMMERCIAL DEVELOPMENT LAND/ SECURE OPEN STORAGE SITES

1.63 - 3.42 acres
(0.66 - 1.38 hectares)

2 self contained sites
available
individually
or combined



- Currently used as open storage sites
- Serviced sites with immediate proximity to M6
- Rare opportunity to acquire freehold development land in Birmingham
- Sites allocated for development. May suit other uses subject to planning. Previous consent for 42,000 sq ft

LOCATION

Tameside Business Park is strategically located in Perry Barr on the northern outskirts of Birmingham. The development is situated on Tameside Way, just off the A453 Aldridge Road, which provides direct access to Sutton Coldfield, 5 miles to the North East, and Birmingham City Centre, 4 miles to the South, via the A34 Birchfield Road.

Junction 6 of the M6 Motorway is approx. 3.5 miles to the South East and Junction 7 of the M6 is approx. 3 miles to the North West. Birmingham Airport is 15 miles to the South East.

DESCRIPTION

Two sites accessed from Tameside Way which are available combined or individually.

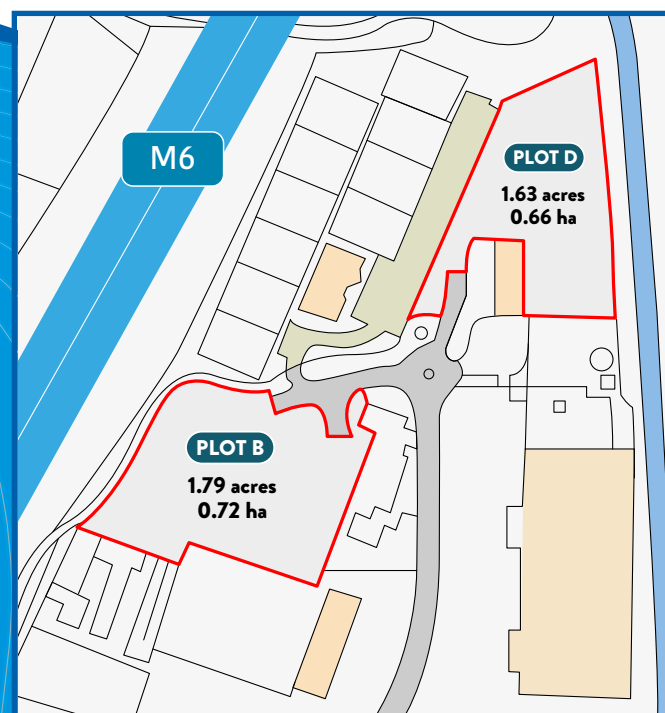
The sites are secure palisade fenced with gates. The sites are surfaced and level and are serviced by gas, electricity and water.

TENURE

The sites are available freehold or alternatively new leases are available for a term of years to be agreed.

ACCOMMODATION

	ACRES	HECTARES
PLOT B	1.79	0.72
PLOT D	1.63	0.66
COMBINED PLOTS	3.42	1.38



PRICE/RENTAL

Unconditional offers are invited for the freehold interest in the sites. Consideration may be given to conditional offers.

Rent on application.

PLANNING

The sites are currently used for open storage.

There is a lapsed planning permission granted in June 2014 for B1(b), (c), B2 and B8 uses. Interested parties should make enquiries to Birmingham City Council Planning Department.

MONEY LAUNDERING

The money laundering regulations require identification checks are undertaken for all parties purchasing/ leasing property. Before a business relationship can be formed we will request proof of identification for the purchasing / leasing entity.

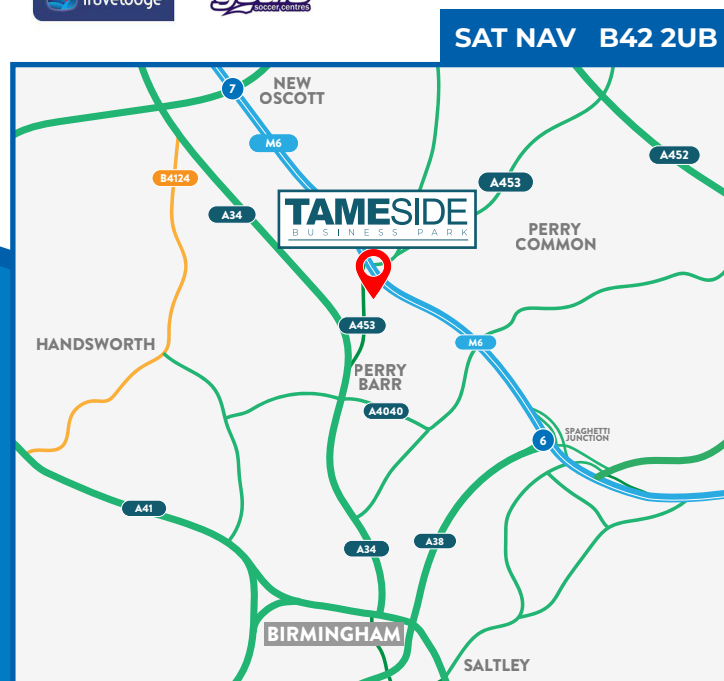
LEGAL COSTS

Each party to bear their own legal costs incurred in any transaction.

VAT

All prices quoted are exclusive of VAT, which may be chargeable.

LOCAL OCCUPIERS



PLEASE CONTACT:

 Thomas Morley
 thomas.morley@harrislamb.com
 07921 974139

harrislamb
PROPERTY CONSULTANCY

0121 455 9455

www.harrislamb.com

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