

**Barkley Plastics, Conybere Street,
Highgate, Birmingham, B12 0XR**



FOR SALE

Freehold Industrial Complex with Yard and Car Parking

Gross Internal Area: 22,556 ft² (2,095.50 m²) approx.

Location

The property is located on Conybere Street in the Highgate and Digbeth area of Birmingham approximately 1.3 miles from Birmingham City Centre.

The property can be accessed from the inner ring road at Belgrave Middleway and occupies a prominent site within a mixed commercial / residential location.

Description

The property comprises an industrial facility spread across three main buildings with an interconnecting single story.

The main warehouse provides a single bay warehouse of steel portal frame construction with full height brick infill surmounted by a pitched roof incorporating translucent roof lights. Loading access is provided via a single roller shutter fronting the yard area.

The single storey infill section provides access to another modern warehouse, situated behind an enclosed yard area and is constructed from steel portal frame with brick infill. The older three-story premises interconnects to this property and provides three levels of open plan accommodation beneath a pitched steel-clad roof.

Externally yard and car parking is provided to the front of each property.

Accommodation

Total (GIA) 22,556 ft² (2,095.50 m²) approx.

Price / Tenure

Offers in the region of £1,465,000 are sought for the freehold interest, subject to contract.

The property is currently assessed under a larger hereditament and will be split for rating purposes.

VAT

All prices quoted are exclusive of VAT.

VAT

The property is currently assessed under a larger hereditament and will be split for rating purposes.

Legal Costs

Both parties to bear the cost of their own legal and surveyor's fees incurred during the transaction.

Energy Performance Certificate (EPC)

Available upon request from the agent.

Services

We understand that all mains' services are available on, or adjacent to, the subject premises.

The agent has not tested the suitability of the connections and recommends that all interested parties carry out their own investigations.

Availability

The property is available immediately following the completion of legal formalities.

Viewing

Strictly via the sole agent Siddall Jones on **0121 638 0500**

