

LEISURE, OTHER | FOR SALE

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MECCA BINGO PREMISES, KINGSTANDING, BIRMINGHAM, B44 9JD

1.40 ACRES (0.57 HECTARES)

SIDDALL JONES
COMMERCIAL PROPERTY CONSULTANCY

A Substantial Leisure Premises Situated on a Large Site of Circa 1.4 Acres.

- Prominent Leisure Premises
 - Large Car Park
 - Character Art Deco Facade
 - Freehold
 - Suitable for a Variety of Uses- Subject to Planning Permission
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DESCRIPTION

The property comprises a substantial and prominently positioned former bingo hall of striking Art Deco design, occupying a highly visible corner plot fronting Kingstanding Road within the heart of Kingstanding Circle.

Constructed in the 1930s, the building provides an impressive frontage with a distinctive stepped tower feature, curved brick elevations, and period detailing characteristic of the era. The premises extend over ground and part first floor levels, providing a large open-plan auditorium together with ancillary accommodation including offices, stores, bar and catering facilities, and WCs.

The property lends itself to a variety of potential uses (subject to planning) including leisure, retail, place of worship, community, or residential conversion, capitalising on its generous floor area and unique architectural character.

Externally, the building benefits from dual frontage, pedestrian access from Kingstanding Circle and vehicular access to the side/rear. Ample public parking is available nearby within the local shopping precinct and surrounding roads.



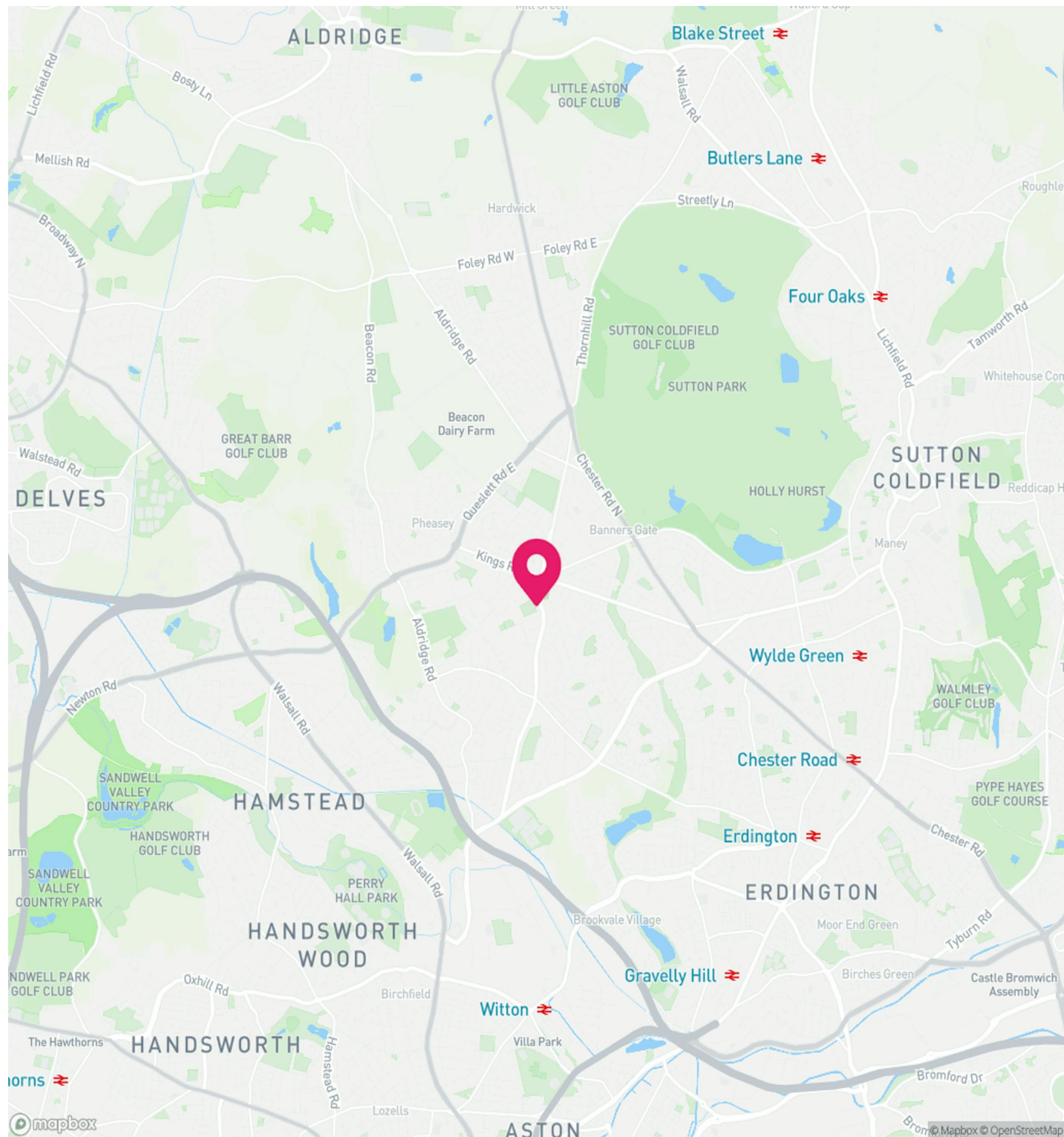
LOCATION

The property occupies a highly prominent position fronting Kingstanding Road (A4041) within Kingstanding Circle, one of the main suburban retail and leisure centres serving North Birmingham.

The surrounding area comprises a mix of national and local occupiers including Iceland, Co-op, Greggs, Costa Coffee, William Hill and a variety of independent traders.

Kingstanding benefits from excellent road communications with easy access to College Road, Kingstanding Road, and the A452 Chester Road, linking to M6 Junction 7 and Birmingham City Centre, approximately 5 miles to the south.

The area is well served by local public transport with numerous bus routes operating directly from Kingstanding Circle.



AVAILABILITY

Name	sq ft	sq m	Availability
Building - Bingo Premises	15,608	1,450.03	Available
Total	15,608	1,450.03	

PLANNING

The property was most recently used as a bingo hall (sui generis use) and may be suitable for a range of alternative uses including retail, leisure, community, religious, or residential, subject to the necessary planning permissions.

Interested parties are advised to make their own enquiries with Birmingham City Council Planning Department.

LEGAL FEES

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

SERVICES

We understand that the building has the benefit of all main services connected on, or adjacent to the subject property.

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

TENURE & LEASE

The property is held under a 99-year full repairing and insuring lease from 20 August 1935 at a current passing ground rent of £400 per annum. The lease includes provisions requiring the tenant to maintain the property in good repair, with the landlord retaining rights to inspect and enforce repair obligations.

The tenant has occupied the property continuously since the commencement of the lease, with no assignments or sublettings throughout the term.

TENANT & VACANT POSSESSION

The lease was originally granted to Odeon (Kingstanding) Ltd and has throughout its duration been supported by The Rank Organisation and its successor companies. This represents an uninterrupted occupational history spanning almost 90 years.

The current tenant has expressed an interest in surrendering the lease, and it is anticipated that vacant possession can be secured, presenting a rare opportunity to acquire this landmark building with the benefit of full control for owner occupation, redevelopment or alternative uses, subject to the necessary consents.

RATEABLE VALUE

£30,500

VAT

To be confirmed

ANTI MONEY LAUNDERING

The successful applicant will be required to provide two forms of ID and proof/source of funds, to satisfy anti-money laundering protocols.

VIEWINGS

Viewings are strictly via the letting agent Siddall Jones.

CONTACT



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