

D1 (NON RESIDENTIAL INSTITUTIONS), HEALTHCARE | TO LET / FOR SALE

[VIEW ONLINE](#)



DARTMOUTH MEDICAL CENTRE, 1 RICHARD STREET, WEST BROMWICH, B70 9JL

2,390 SQ FT (222.04 SQ M)

SIDDALL JONES
COMMERCIAL PROPERTY CONSULTANCY

Former Medical Centre, Suitable for a Variety of Uses - STPP

- Total Site Area: 0.24 acres (958 m2)
- Off-Road Car Park
- Prominent Corner Position
- Suitable for a Variety of Uses - STPP
- Close Proximity to Local Transport Links



DESCRIPTION

A modern, purpose-built former doctor's surgery prominently located at the junction of Dartmouth Street and Richard Street. The single-storey property occupies a rectangular site extending to approximately 0.24 acres (958 sq. m) and benefits from customer car parking to the rear, accessed from Richard Street.

The accommodation comprises a main entrance leading to a reception hall and reception office, with a central corridor providing access to four consulting rooms, an examination room, WC facilities including a disabled WC, and ancillary accommodation. All surgeries are fitted with washbasins.

Externally, the premises has lawned gardens to the fore and side, a tarmacadam gated car park to the rear offering approximately 13 car parking spaces, and a side passageway with 2 brick stores.

Constructed circa 1990, the property ceased use as a surgery in 2023 and offers potential for a range of alternative uses, subject to the necessary planning permissions and freeholder's consent.

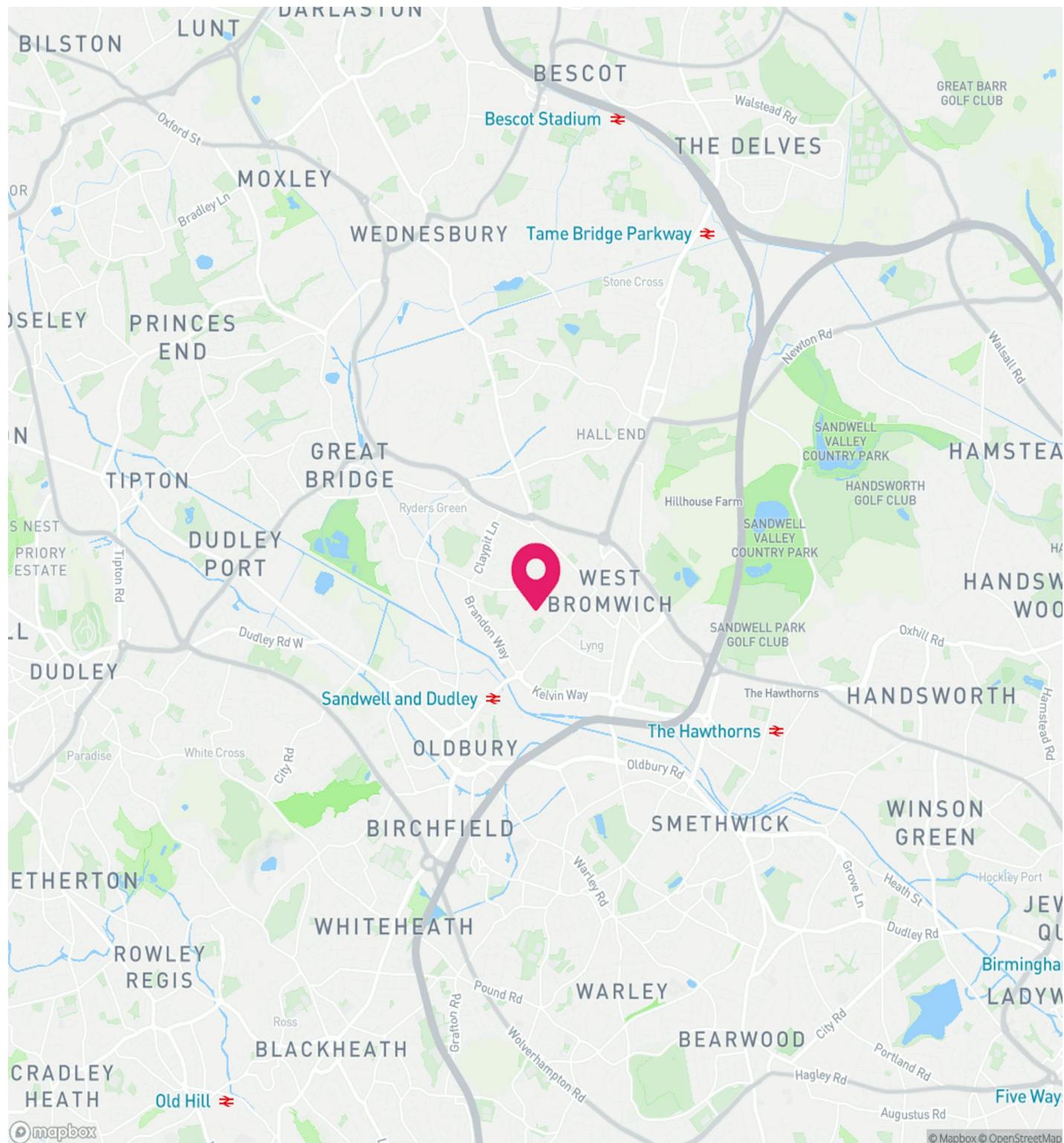


LOCATION

The property is located in West Bromwich, within the Metropolitan Borough of Sandwell, occupying a prominent corner position at the junction of Dartmouth Street and Richard Street. West Bromwich lies approximately 6 miles north-west of Birmingham city centre and benefits from strong transport connectivity and local amenities.

The area is well served by public transport, with West Bromwich Bus Station nearby and Dartmouth Street Metro stop directly opposite, providing direct links to Birmingham City Centre, Wolverhampton, and surrounding locations. The wider region is easily accessible via the A41 (Black Country Route) and A4031, with the M5 motorway (Junctions 1 and 2) located a short drive away, offering convenient access to the national motorway network.

Sandwell & Dudley railway station is also within close proximity, providing mainline rail services to Birmingham New Street and beyond.







TERMS

The property is available to let on a new lease for a term of year to be agreed at a quoting rental of £30,000 per annum exclusive.

Consideration will also be given to a sale of the long leasehold interest with 75 years remaining on the term, at offers in the region of £210,000.

VAT

We are awaiting confirmation of whether VAT is payable.

EPC

D (82)

SERVICES

We understand the premises benefits from all mains service connections on or adjacent to the site.

LEGAL COSTS

Each party is to bear their own legal costs incurred in the transaction

LEASE

The property is available to let on a new lease with length to be agreed.

RENT

£30,000 per annum

PRICE

£210,000

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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