



Former ATS Centre

St Oswalds Road, Gloucester, GL1 2SY

**Rare Opportunity to Acquire
a Tyre & Exhaust Premises -
Suitable for Alternative Uses
Subject to Planning**

5,212 sq ft

(484.21 sq m)

- Vacant Possession
- Excellent Roadside Frontage
- 1.5 Miles From Town Centre
- 0.394 Acre Site Area

Summary

Available Size	5,212 sq ft
Price	Offers in excess of £550,000
Rates Payable	£40,320 per annum Current 2026/2027 Rates List
Rateable Value	£84,000
EPC Rating	Upon enquiry

Description

The property comprises a purpose built detached tyre & exhaust centre on a self contained site with a forecourt area to the side and front which provides parking and access to the unit via a pedestrian door and 6 loading doors in the front elevation and 1 in the side elevation providing access to the commercial vehicle bay. The unit is constructed on a steel portal frame with elevations of cavity blockwork and metal cladding under a metal clad, pitched roof. Internally the unit is configured as a 6 bay workshop, reception, office and WC with a clear internal eaves height of 4.4 - 6m.

Location

The property is situated on the St Oswald's Retail Park, located off St Oswald's Road approximately 1.5 miles north west of Gloucester town centre. Bristol is c.39.5 miles to the south west via the A417 to Junction 11a of the M5 motorway giving access to the national motorway network with Birmingham being c.55 miles to the north and London c.113 miles to the south east.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m
Ground - Workshop	4,174	387.78
Ground - Office/Reception/WC	1,038	96.43
Total	5,212	484.21

Tenure

The property is available by way of the remainder of a long leasehold interest granted for a term of 125 years from 1957 at an annual ground rent.

Terms

Offers in excess of £550,000 exclusive of VAT.

Legal Costs

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

Anti Money Laundering

In accordance with the current Anti-Money Laundering (AML) Regulations, the purchaser will be required to provide and satisfy the Vendor and their agents on the source of the funds used to acquire the property in advance of an exchange.



Viewing & Further Information

Simon Harvey

01179 464 520 | 07785 222 868

simon.harvey@htc.uk.com



