

Property For Sale by Auction on 11th July 2024

The City Council has instructed **BOND WOLFE AUCTIONS** to sell the following property by auction:

ADDRESS	Description	Proposed Sale Transaction	Guide Price	Council's Costs
140 Hockley Hill Birmingham B18 5AN	Industrial land and premises. Site Area 421 sqm.	Freehold subject to a lease for 99 years from 24th January 1978, at a ground rent of £4,100 per annum with 7-year rent reviews	£100,000	£2,100
29 Inkerman Street Nechells Birmingham B7 4SB	Industrial land and premises. Site Area 1,313 sqm.	Freehold subject to a lease for 99 years from 13th June 1988, at a peppercorn ground rent (No rent reviews).	£20,000	£2,100
30 Inkerman Street Nechells Birmingham B7 4SB	Industrial land and premises. Site Area 6,875 sqm	Freehold subject to a lease for 99 years from 4th September 1988 at a peppercorn ground rent (No Reviews).	£55,000	£2,100
539 Lichfield Road Nechells Birmingham B6 7SP	Industrial land and premises. Site Area 217 sqm.	Freehold subject to a lease for 9 years from 25th March 2010 at a rent of £7,900 per annum (subject to 3-year rent reviews).	£250,000	£2,850
32 New John Street West Birmingham B19 3NB	Commercial premises. Site Area 203 sqm.	Freehold subject to a lease for 99 years from 30th April 1973 at a ground rent of £2,200 per annum (subject to 21-year rent reviews).	£55,000	£2,100
34 New John Street West Birmingham B19 3NB	Commercial premises. Site Area 208 sqm.	Freehold subject to a lease for 99 years from 30th April 1973 at a ground rent of £2,000 per annum (subject to 21-year rent reviews).	£50,000	£2,100

Misrepresentation Act 1967

1. These particulars do not constitute or form any part of an offer or contract.
2. All statements contained in these particulars are made without responsibility on the part of the Council or its officers.
3. None of the statements contained in these particulars is to be relied upon as a statement or representation of fact.
4. Neither the Council nor any of its officers make or give representation of warranty whatsoever in relation to the premises described in these particulars.

105 Saltley Road Nechells Birmingham B7 4TH	Industrial land and premises. Site Area 1,514 sqm.	Freehold subject to a lease for 125-year lease from 3rd November 1986, at a current rent of £200 per annum doubling every 25 years of ease term.	£25,000	£2,100
55 Stevens Avenue Bartley Green Birmingham B32 3SD	Vacant two storey detached former children's home converted to use as a Family Centre comprising Offices 331 sq m plus 7 car parking spaces. Site Area 1,481 sqm (0.366 acres).	Freehold with vacant possession	£325,000	£2,850
334 Stratford Road Birmingham B11 4AA	Commercial premises. Site Area 102 sqm.	Freehold subject to a lease for 15 years from 25th March 2017 at a rent of £12,000 per annum (5-year reviews).	£185,000	£2,100
448 Stratford Road Birmingham B11 4AE	Commercial ground floor premises with residential above Site Area 114 sqm.	Freehold subject to a lease for 20 years from 16th March 2017 at a rent of £30,000 per annum (5- year reviews).	£550,000	£2,850
1c Walford Road Birmingham B11 1NP	Retail premises and land. Site Area 153	Freehold subject to a lease for 16 years from 2nd April 2001 at a rent of £5,000 per annum.	£125,000	£2,100
9 Whitmore Road Small Heath Birmingham B10 0NR	Commercial premises. Site Area 176 sqm.	Freehold subject to a lease for 15 years from 19th November 1997 at a rent of £11,500 per annum.	£190,000	£2,100

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For a catalogue containing full details of these properties please contact the auctioneer:

Bond Wolfe Auctions, 75-77 Colmore Row
Birmingham B3 2AP
Telephone: 0121 312 1212
Website: www.bondwolfeauctions.com
Email: auctions@bondwolfe.com

City Council Contacts:

Rob King Mobile 07980 672735 / Email: robert.king@birmingham.gov.uk
Neil Middlemas Mobile 07980 672737 / Email: neil.middlemas@birmingham.gov.uk
Dawn Smith Mobile 07594 509518 / Email: dawn.e.smith@birmingham.gov.uk

Investment & Valuation, Birmingham City Council, PO Box 16255, 10 Woodcock Street,
Birmingham B2 2WT.

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