



**101 Pritchett Street**  
Aston, Birmingham, B6 4ES

**Freehold Industrial  
Warehouse Premises  
Located Close to A38 in  
Aston 3,834 sq ft.**

**3,834 sq ft**  
(356.19 sq m)

- Two Storey Office
- Three Phase Power
- WC and Kitchen Facilities

## Description

An industrial warehouse premises of portal frame construction surmounted by a trussed north-lit roof, with brick / blockwork infill and two storey office / loading bay to the fore.

Benefits include loading bay, three phase power, first floor office accommodation as well as WC and kitchen facilities.

Working height measured at 3.44 M to underside of trussed roof

## Location

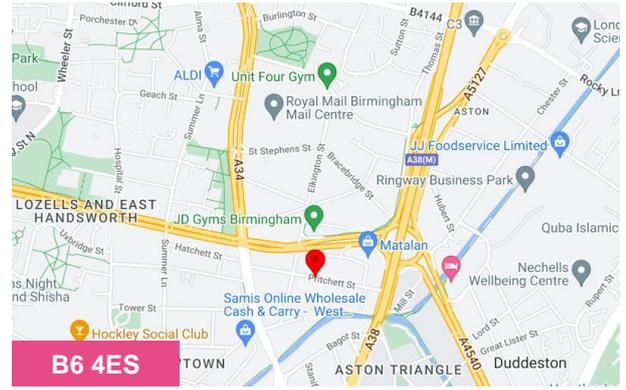
The property is situated on Pritchett Street, close to its junction with Blews Street and being situated only 2.5 miles from Birmingham City Centre.

Communication links are excellent being only a few hundred yards from Dartmouth Circus, linking with the A38(M) and the national motorway network at J6 M6.

## Terms

Tenure / Terms

We are inviting offers in excess of £300,000 for the freehold interest.



## Summary

<b>Available Size</b>	3,834 sq ft
<b>Price</b>	Offers in excess of £300,000
<b>Business Rates</b>	Rates May Apply.
<b>Service Charge</b>	No Service Charge
<b>Car Parking</b>	N/A
<b>VAT</b>	Not applicable. VAT is not payable.
<b>Legal Fees</b>	Each party to bear their own costs. Both parties to bear their own legal and surveyor's fees
<b>Estate Charge</b>	N/A
<b>EPC Rating</b>	Upon Enquiry

## Viewing & Further Information



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