

# Dartmouth Middleway, Birmingham, B7 4LT



# TO LET

Secure Yard with Frontage to Dartmouth Middleway GIA: 0.5 Acres (0.2 Hectares) or thereabouts

info@siddalljones.com

T: 0121 638 0500



# Location

The site occupies a prominent position on Dartmouth Middleway (A4540), at its intersection with Heneage Street.

Dartmouth Middleway provides direct access to Dartmouth Circus which in turn provides access to A38 (M) and junction 6 of the M6 Motorway at Spaghetti junction.

The site is located opposite Birmingham Science Park and next door to Big Yellow Self Store and benefits from main arterial frontage with considerable traffic flow.

Vehicular access is via Adams Street which can be accessed via Heneage Street or Great Lister Street.

#### Description

A rectangular open storage yard with secure fencing to all sides and vehicular access via Adams Street.

The site is broadly level, with a hardcore surface.

Accommodation

GIA 0.5 Acres (0.2 Hectares) Approximately.

#### Terms

Quoting rental £40,000 (exclusive).

# VAT

We understand that VAT is not applicable.

# Legal Costs

Both parties are responsible for their own legal and surveyor's fees incurred.







# Siddall Jones | The Mint | 95 Icknield Street | Birmingham | B18 6RU

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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

# Planning Permission

We understand that the site will be suitable for a variety of storage type users.

Offers conditional of planning permission will be considered.

#### **Energy Performance**

Not applicable.

# **Money Laundering**

The successful applicant will be required to provide two forms of ID to satisfy anti-money laundering protocols.

# Availability

Available immediately following the completion of legal formalities.

#### **Services**

We recommend that all interested parties carry out their own investigations as to the availability and suitability of the utility supplies.

### Viewing

Strictly via the joint agent Siddall Jones on **0121 638 0500**.