



CHARTERED SURVEYORS

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Canalside, 9A Narrowboat Way
Dudley, West Midlands, DY2 0XQ



Bagnall Street, West Bromwich B70 0TS

FOR SALE

INDUSTRIAL / WAREHOUSE

Size

811 sq.ft. on 0.2 acres approx.

Purchase Price

Offers in excess of £215,000

Prominent frontage to a busy road

Within 1 mile of the A41 Black Country

New Road

Within 4 miles of J1 M5 and J9 M6

Rare opportunity to acquire a freehold

building with a yard/expansion land

<http://www.sellers-surveyors.co.uk/qlink2623>

Location

The property is prominently located on Bagnall Street, close to the junction with Pikehelve Street. Junction 1 of the M5 Motorway/Junction 9 M6 and the A41 Black Country New Road are within 4 miles and 1 mile respectively.

Description

The workshop is of steel framed construction with brick and corrugated asbestos walls surmounted by a pitched corrugated roof. Access is via a double metal sliding door. Height to eaves - 4.8m (15'9") approx. An toilet is included.

The yard is unsurfaced. Access is via two separate gates off Bagnall Street. The front boundary is palisade fenced.

Accommodation (Gross Internal Area) approx.

811 sq.ft. (75.39 sq.m.) approx.

Site Area

0.2 acres (0.08 hectares) approx.

Rating Assessment

Rateable Value: £3,850.

U.B.R. - 55.5p in the £(2025/2026).

Fixtures and Fittings

All usual tenants fixtures and fittings and those not mentioned in these particulars are expressly excluded from the sale.

Services

All mains services, except gas, are connected.

Purchase Price

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V.A.T.

The purchase price is not subject to V.A.T.

Energy Performance Certificate

EPC rating - further details upon request.

Viewing

Strictly by appointment with the Sole Agents

Sellers - (01384) 456789.

Matthew Pearcey - 07764 269803

matthewpearcey@sellers-surveyors.co.uk

Additional Images



Additional Images

