

Property For Sale by Auction on 16th May 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
Land and Building at Coventry Road Birmingham B26 3QR	Vacant land and store. Site Area 215 sqm	Freehold with vacant possession	£50,000	£2,100
Land & Premises at 92 Cato Street, Nechells Birmingham B7 4TS	Industrial land and premises. Site Area 1219 sqm	Freehold subject to a 125-year lease from 9th March 1987, at a rent of £100 per annum. (subject to fixed rental increases doubling every 25 years from 2037 onwards).	£20,000	£2,100
Land & Premises at 94 Cato Street, Nechells Birmingham B7 4TS	Industrial land and premises. Site Area 1182 sqm	Freehold subject to a 125-year lease from 9th March 1987, at a rent of £100 per annum. (subject to fixed rental increases doubling every 25 years from 2037 onwards).	£20,000	£2,100
91 Court Road, Balsall Heath Birmingham B12 9LQ	Commercial land and premises. Site Area 82 sqm	Freehold subject to a periodic tenancy from 25th March 2016 at a current rent of £6,700 per annum.	£150,000	£2,100
27 Cromer Road Balsall Heath Birmingham B12 9QT	Place of Worship and land. Site Area 656 sqm	Freehold subject to a lease for 100 years (less 1 day) from 25th March 2015, at a ground rent of £2,750 per annum (subject to 5-year rent reviews)	£135,000	£2,100
1177 Coventry Road / Redhill Road Hay Mills Birmingham B25 8DF	Commercial land and premises. Site Area 2455 sqm	Freehold subject to a 125-year lease from 7th October 1996 at a rent of £2,800 per annum (subject to 5-year rent reviews)	£210,000	£2,850
155 Dollman Street, Saltley, Birmingham B7 4RS	Industrial land and premises. Site Area 1,040 sqm	Freehold subject to a lease for 99 years from 3rd February 1987, at a rent of £8,850 per annum (subject to 7-year reviews)	£290,000	£2,850
235 Dudley Road Birmingham B18 4EJ	Cultural centre and offices. Site Area 387 sqm	Freehold subject to a 25 Year lease from 7th November 2003 at a rent of £18,800 per annum	£365,000	£2,850

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.

241-243 Dudley Road Winson Green Birmingham B18 4EJ	Retail shop premises. Site Area 182 sqm	Freehold subject to a periodic tenancy from 25th January 2011 at a rent of £8,000 per annum.	£200,000	£2,850
Land Fronting Great Barr Street Digbeth Birmingham B9 4AY	Vacant land. Site Area 560 sqm	Freehold with vacant possession	£250,000	£2,850
Land & Premises at 86 Hospital Street & Buckingham Street, Birmingham B19 3HT	Industrial land and premises. Site Area 878 sqm	Freehold subject to (1) a lease for 75 years from 1st August 1963, at a ground rent of £360 per annum (with no rent reviews), and (2) a lease for 70 years from 15th January 1968, at a ground rent of £1,900 per annum (subject to 21-year rent reviews)	£125,000	£2,100

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: enquiries@bondwolfeauctions.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.**

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.