



# CAR PARK/LAND, CHARLES STREET, WORCESTER



**Car Park/Land, Charles Street,  
Worcester, WR1 2AQ**



## Car Park/Land

- 0.06 Acres (0.024 ha)
- 10-12 spaces approx.
- City Centre Location
- Easy access
- Additional storage/garage



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## Approximate Travel Distances



### Locations

- Junc 7 of the M5 2.8 miles
- Birmingham 29.5 miles
- Gloucester 30.1 miles

### Sat Nav Post Code

- WR1 2AQ

## Location

The car park/land is located on the corner of Charles Street and the A38 City Walls Road. It is within walking distance to Worcester City Centre, Shrub Hill Train Station and Foregate Street Train Station. Junction 7 of the M5 is approximately 2.8 miles distant, accessible via the A44 London Road.

## Description

The gravelled car park has approximately 10-12 spaces has a brick wall boundary and gated access off Charles Street. A brick built single storey garage/store is located in one corner.

## Accommodation

Description	Acres	Hectares
Car Park/Land	0.06	0.024

## Guide Price

£175,000.

## Overage

The overage terms will be 15% on any development for a period of 15 years.



### Nearest Stations

- Foregate Street - 0.5 miles
- Shrub Hill - 0.7 miles



### Nearest Airports

- Birmingham Int - 35.2 miles

## Tenure

Freehold, with Vacant Possession.

## Business Rates

Rateable Value £4,300 (April 2023)  
Rates Payable 2022/2023 49.9p in the £

## Services

We understand that electricity is available to the site.

## Legal Costs

Each party to bear their own costs in respect of this transaction.

## Fixtures & Fittings

Any fixtures and fittings not expressly mentioned within these particulars are excluded from the letting.

## Anti Money Laundering

The successful Purchaser will be required to submit information to comply with Anti Money Laundering Regulations.

## VAT

Unless otherwise stated, all prices and rents quoted are exclusive of Valued Added Tax (VAT). Any intending tenant should satisfy themselves independently as to VAT in respect of this transaction.

## Viewings

By prior arrangement with the agent.



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