



hexagon™
commercial property



- RARE FREEHOLD OPPORTUNITY
- PROMINENT ROADSIDE LOCATION
- CURRENTLY USED FOR MOTOR TRADE
- APPROX 15,000 DAILY VEHICLE MOVEMENTS

INDUSTRIAL

5,948 Sq Ft (552 Sq M)

POA

Units 1-4 Dudley Port, Tipton, DY4 7SA

FOR SALE



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Description

A rare opportunity to acquire a self-contained 0.30 acre (approx.) Freehold roadside site in Tipton. The property consists of a 4-bay industrial workshop of 5,948 sq ft with a spacious tarmac yard to the front of the property. The property is currently used for MOT and repairs of motor vehicles and associated workshops.

Location

The site is located off Dudley Port just beyond the 'Burnt Tree Junction' in Dudley. The property, which sits on the busy A461 (Dudley Port) is easily accessible from all major roads, including the A4123 (New Birmingham Road) with Dudley Port train station being only a 10 minute walk away from the site. The A461 is a key road between Dudley and Great Bridge and links to the A41 which provides access to West Bromwich and Wednesbury. The M5 motorway is less than 3 miles away, providing excellent access to the national motorway network via the M6, M42 and M54.

Accommodation

Unit 1 - 1,552 Sq Ft

Unit 2 - 1,548 Sq Ft

Unit 3 - 1,562 Sq Ft

Unit 4 - 1,286 Sq Ft

Total - 5,948 Sq Ft

Rates

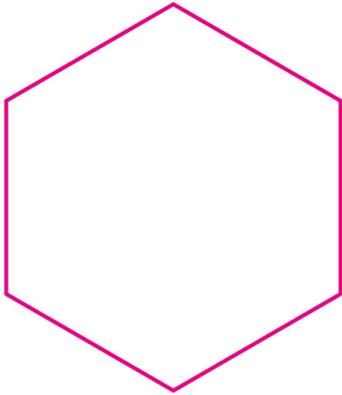
Rateable Value Unit 1 - £8,700

Rateable Value Unit 2 - £13,000

Rateable Value Unit 3 - £11,250

Terms

Please contact the Agent for the asking price of the valuable Freehold interest. Property to be sold with the benefit of Vacant Possession on completion.



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