

LAND AT EASEMORE ROAD REDDITCH

Subject to Contract



Key Highlights

- Development Opportunity (STP) For Sale by way of Informal Tender
- Total site area: Approximately 1.3 acres (0.53 Hectares)
- Offers invited on an Unconditional or Subject to Planning Basis
- Offers invited by noon Thursday 18th April 2024

SAVILLS BIRMINGHAM
55 Colmore Row
Birmingham B3 2AA
+44 (0) 121 200 4500

[savills.co.uk](https://www.savills.co.uk)



Description

A development opportunity situated in Redditch, Worcestershire.

The property extends to 1.3 acres (0.53 ha) upon which the building known as Community House sits. The building totals c. 5,000 sq ft.

The site is bound by Easemore Road and existing residential dwellings to the East and South, Where Next Nursery to the West, and the B4160 and A441 to the North.

Location

The property occupies a prime location within Redditch, located in close proximity to the town centre and nearby local amenities.

Redditch train station is located 0.6 miles (0.96km) west of the subject site, located at the end of the Birmingham intercity line offer regular services to Birmingham new street.

The postcode to the site is B98 8EY.

Tenure

The freehold of the site is available with vacant possession granted upon completion.

Planning

The property is located within Redditch Borough. The current use class of the property falls under Use Class E (Commerical, Business & Service).

The property lends itself to a number of redevelopment options. To date our client has undertaken a Pre-application with Redditch Borough Council Planning Department with positive responses for a scheme of 10 dwellings. This is shown in the Indicative Layout below.

Please note that these are initial observations, and any purchasers should satisfy themselves with the above.



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Services

We advise that prospective purchasers should investigate these matters to their own satisfaction.

Energy Performance Certificate

The existing building has an EPC Rating of E

Offers

This opportunity is available via **Informal Tender**.

Please provide the following information in each instance:

- Solicitor Details
- Proof of Funds
- Timescales for Completion
- Conditions (if any)
- Type and quantum of development proposed.

- Indicative planning strategy and track record.

Offers are to be submitted to Savills at the following address or via email by **12 Noon on Thursday 18th April 2024**

Savills (UK) Ltd
55 Colmore Row
Birmingham, B3 2AA

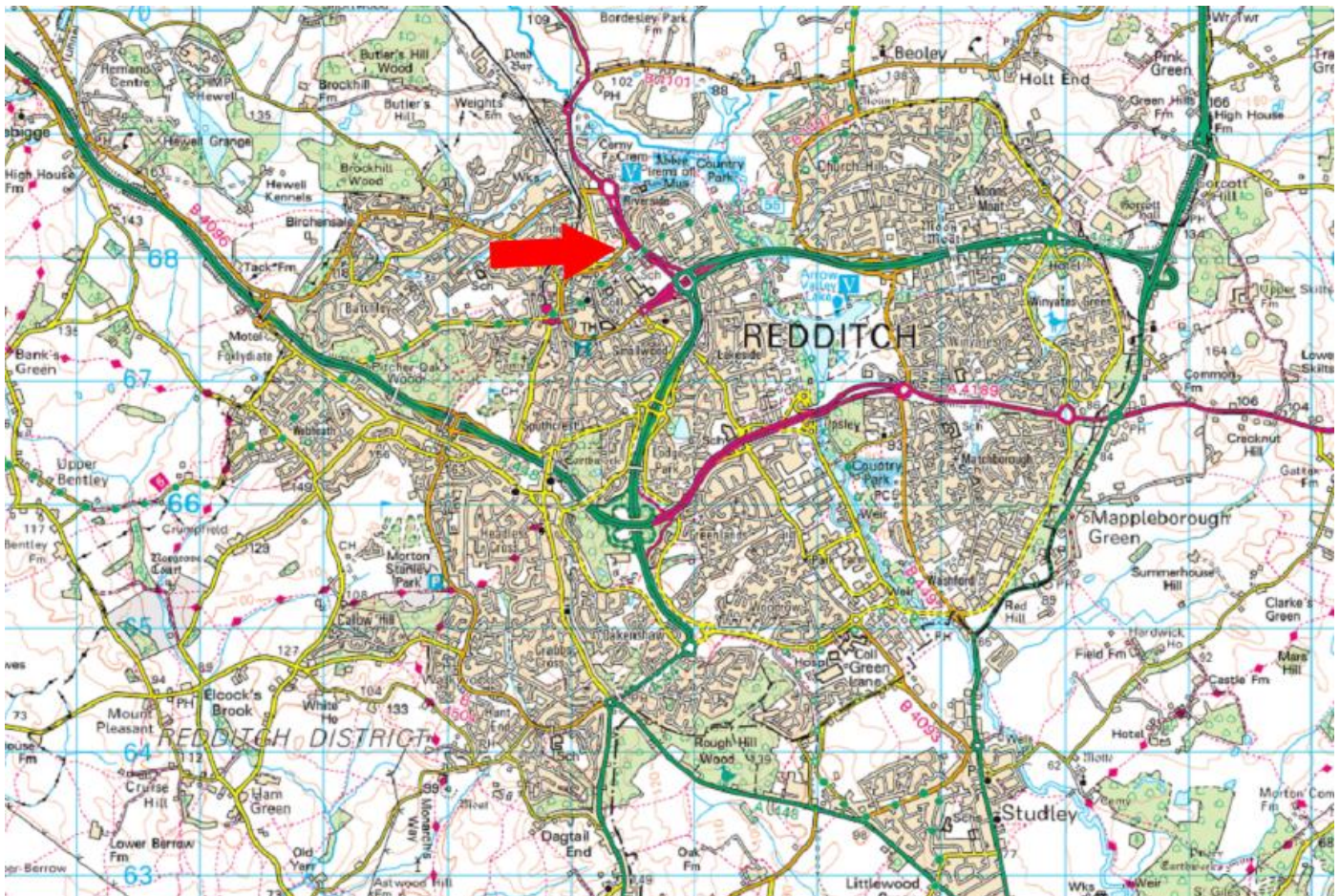
FAO Tom Walker
Tom.walker@savills.com

VAT

To be added to the Purchase Price

Viewings

Viewings are strictly by appointment only and arranged through Savills.



Contact

Tom Walker
+44 (0) 7976 324 243
tom.walker@savills.com

Andrew Galloway
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