



264-268 Harborne Park Road, Birmingham, B17 0BL

£2,500,000

****A UNIQUE DEVELOPMENT OPPORTUNITY IN HARBORNE****

Hadleigh Estate Agents are delighted to offer three substantial properties and land for sale. With the potential for significant development, subject to the necessary planning permissions.

Currently housing a detached property and two semi detached properties with large plot sizes. Allowing for the potential for a developer to propose building further accommodation including apartments. This opportunity allows for buyers to maximise the potential available, whilst in keeping with the ever continuous growth of the area.

Please call 0121 427 1213 to enquire further.

Location



HARBORNE PARK ROAD is conveniently located for all of the major amenities that Harborne and Selly Oak has to offer. Within walking distance is the ever popular University of Birmingham, along with Queen Elizabeth Hospital and Birmingham Women's.

Situated in the heart of Harborne, this property enjoys the benefits of one of Birmingham's most desirable residential areas. Harborne's vibrant high street is just a short walk away, offering a variety of boutique shops, independent cafes, pubs, and popular restaurants, making it an ideal location.

A short distance away is Harborne Golf Club, Edgbaston Priory Club and Harborne Leisure Centre.

Excellent transport links are available for access to surrounding areas, including Birmingham City Centre and nearby motorway networks. Along with a number of bus services running through to Selly Oak Retail Park. The development is equally as close to nearby University Train Station.

There are many well-regarded local schools nearby, including Harborne Primary School, Blue Coat School, and King Edward VI Foundation, making this an ideal location.

General Information

Hadleigh Estate Agents have been advised that the current properties are all Freehold.

Falling under Birmingham City Council, Severn Trent Water.

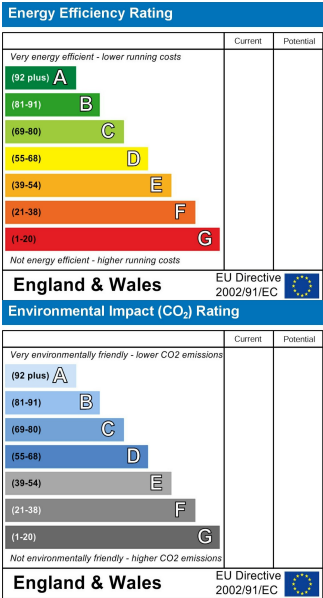
The current council tax bands are G, F and F.

Floor Plan

Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.