



CAR PARKING/DEVELOPMENT OPPORTUNITY NEW LEASE AVAILABLE

Former TSB Office Building Car Park, Sheaf Lane, Sheldon, B26 3HD



TOTAL SITE AREA: 0.58 ACRES

Approx. 98 parking spaces

Rent: £45,000 pax

Suitable for continued use as a car park or alternatively a bespoke building could be developed, subject to terms and planning.



TO LET - ALL ENQUIRIES

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LOCATION

The site occupies is located in the dense suburb of Sheldon fronting Sheaf Lane next to its junction with the A45 (Coventry Road) which is one of the busiest arterial routes into Birmingham City Centre.

The site is situated within a short walk of the Sheldon Shopping Centre and the new M&S Simply Food lying approximately 4 miles from Birmingham Airport (10 minutes by car) and 7 miles South of Birmingham city centre. Below is a Google Maps link:-

[Birmingham, England - Google Maps](#)

The site is primarily accessed via Sheafs Lane and comprises c.98 parking spaces.

SIZE

Total site area: 0.58 acres.

TENURE

Available by way of new eFRI leases on terms to be agreed. Available from November 2024.

RENT

OIEO **£45,000** pax.

OUTGOINGS

Rent is exclusive of rates, taxes or site service charge, which may be payable. Further information available on request.

VAT

VAT may be chargeable in addition to rent and other charges associated with any proposed lease.

FURTHER INFORMATION

Strictly by appointment with the Joint Retained Agents:

Creative Retail:

Scott Robertson

Tel: 07831 856 733

Email: scott@creative-retail.co.uk

Andrew Thompson

Tel: 01527 821 111

Email: info@amtcommercial.co.uk

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SUBJECT TO CONTRACT January 2024

