



Subject: Proposed Sale of Surplus Freehold Property Assets by Public Auction

Appendix 1 – List of Property Assets to be Sold in Public Auction During 2024

Lot No	ADDRESS	Mode of Sale	Description	Proposed Sale Transaction	Ward
	Surplus Commercial Interests				
1	92 - 94 Cato Street, Nechells, B7 4SL	Auction	Industrial land and premises. Site Area 2399 sqm	Freehold subject to a 125-year lease from 9th March 1987, at a rent of £100 per annum. (subject to fixed rental increases doubling every 25 years from 2037 onwards).	Nechells
2	Land and building at Coventry Road, Birmingham B26 3QR	Auction	Vacant land and store. Site Area 215 sqm	Freehold with vacant possession	Outside City Boundary
3	91 Court Road, Balsall Heath Birmingham B12 9LQ	Auction	Commercial land and premises. Site Area 82 sqm	Freehold subject to a periodic tenancy from 25th March 2016 at a current rent of £6,700 per annum.	Balsall Heath West
4	1177 Coventry Road / Redhill Road Hay Mills Birmingham B25 8DF	Auction	Commercial land and premises. Site Area 2455 sqm	Freehold subject to a 125-year lease from 7th October 1996 at a rent of £2,800 per annum (subject to 5-year rent reviews)	Hay Mills

5	27 Cromer Road Balsall Heath Birmingham B12 9QT	Auction	Place of Worship and land. Site Area 656 sqm	Freehold subject to a lease for 100 years (less 1 day) from 25th March 2015, at a ground rent of £2,750 per annum (subject to 5-year rent reviews)	Balsall Heath West
6	155 Dollman Street, Saltley, Birmingham B7 4RS	Auction	Industrial land and premises. Site Area 1,040 sqm	Freehold subject to a lease for 99 years from 3rd February 1987, at a rent of £8,850 per annum (subject to 7-year reviews)	Nechells
7	147 & 147a Dudley Road Birmingham, B18 7QY	Auction	Retail shop premises. Site Area 84 sqm	Freehold subject to (1) a period tenancy from 24th June 2010, at a rent of £5,000 per annum, and (2) vacant	North Edgbaston
8	235 Dudley Road Birmingham, B18 4EJ	Auction	Cultural centre and offices. Site Area 387 sqm	Freehold subject to a 20 Year lease from 7th November 2003, at a rent of £18,800 per annum	North Edgbaston
9	241-243 Dudley Road, Winson Green, Birmingham, B18 4EJ,	Auction	Retail shop premises. Site Area 182 sqm	Freehold subject to a periodic tenancy from 25th January 2011 at a rent of £8,000 per annum.	North Edgbaston
10	359-361 Dudley Road, Birmingham, B18 4HB	Auction	Retail shop premises. Site Area 196 sqm	Freehold subject to a periodic tenancy from 13th March 2018 at a rent of £14,000 per annum	North Edgbaston
11	Land & Premises fronting Garrison Lane Small Heath Birmingham B9 4NT	Auction	Industrial land and premises. Site Area 1588 sqm	Freehold subject to a 99-year lease from 24th June 1999, at a rent of £9,750 per annum (subject to 10-year reviews).	Bordesley & Highgate
12	Land Fronting Great Barr Street Digbeth Birmingham B9 4AY	Auction	Vacant land. Site Area 560 sqm	Freehold with vacant possession	Bordesley & Highgate
13	Land & Premises at 86 Hospital Street & Buckingham Street, Birmingham, B19 3HT	Auction	Industrial land and premises. Site Area 878 sqm	Freehold subject to (1) a lease for 75 years from 1st August 1963, at a ground rent of £360 per annum (with no rent reviews), and (2) a lease for 70 years from 15th January 1968, at a ground rent of £1,900 per annum (subject to 21- year rent reviews)	Newtown

14	29 Inkerman Street Nechells, B7 4SB	Auction	Industrial land and premises. Site Area 1,313 sqm	Freehold subject to a lease for 99 years from 13th June 1988, at a peppercorn ground rent (No rent reviews)	Nechells
15	30 Inkerman Street Nechells, B7 4SB	Auction	Industrial land and premises. Site Area 6875 sqm	Freehold subject to a lease for 99 years from 4th September 1988 at a peppercorn ground rent (No Reviews)	Nechells
16	289-297 Lichfield Road, Aston, Birmingham, B6 7QP	Auction	Industrial land and premises. Site Area 369 sqm	Freehold subject to a periodic tenancy from 29 th September 2008, at a rent of £7,250 per annum	Nechells
17	539 Lichfield Road, Nechells, Birmingham, B6 7SP	Auction	Industrial land and premises. Site Area 217 sqm	Freehold subject to a lease for 9 years from 25th March 2010 at a rent of £7,900 per annum (subject to 3-year rent reviews)	Nechells
18	362 Moseley Road, Balsall Heath, Birmingham B12 9AZ	Auction	Educational land and premises. Site Area 495 sqm	Freehold subject to a 10-year lease from 1st August 2014, at a rent of £6,000 per annum.	Balsall Heath West
19	34 New John Street Birmingham B19 3NB	Auction	Commercial land and premises. Site Area 208 sqm.	Freehold subject to a lease for 99 years from 30th April 1973 at a ground rent of £2,000 per annum (subject to 21-year rent reviews).	Newtown
20	74 Nursery Road, Lozells, Birmingham, B19 2YA	Auction	Commercial premises. Site Area 83 sqm.	Freehold subject to a lease dated 1st February 2007 at a rent of £7,500 per annum. (subject to 5 -year reviews).	Lozells
21	Land and Premises at Ravenhurst Street, Highgate, Birmingham, B12 0EU	Auction	Commercial land and premises. Site Area 579 sqm.	Freehold subject to a 125-year lease from 1st May 1989 at a rent of £4,188 per annum (subject to 7-year reviews).	Bordesley & Highgate

22	105 Saltley Road Nechells Birmingham B7 4TS	Auction	Industrial land and premises. Site Area 1,514 sqm	Freehold subject to a lease for 125-year lease from 3rd November 1986, at a current rent of £200 per annum doubling every 25 years of ease term.	Nechells
23	55 Stevens Avenue, Bartley Green B32 3SD	Auction	Vacant two storey detached former children's home. Site Area 1,481 sqm (0.366 acres)	Freehold with vacant possession	Bartley Green
24	334 Stratford Road, Birmingham, B11 4AA	Auction	Commercial premises. Site Area 102 sqm.	Freehold subject to a lease for 15 years from 25th March 2017 at a rent of £12,000 per annum (subject to 5-year reviews)	Sparkbrook & Balsall Heath East
25	Site of 400-404 Stratford Road Birmingham B11 4AB	Auction	Land with advertising hoarding, Site Area 46 sqm	Freehold subject to a lease for 40 years from 24th June 1983 at a rent of £2,500 per annum	Sparkbrook & Balsall Heath East
26	448 Stratford Road, Birmingham, B11 4AE	Auction	Commercial ground floor premises with residential above Site Area 114 sqm	Freehold subject to a lease for 20 years from 16th March 2017 at a rent of £30,000 per annum (5-year reviews)	Sparkhill
27	1c Walford Road, Birmingham B11 1NP	Auction	Retail premises and land. Site Area 153 sqm	Freehold subject to a lease for 16 years from 2nd April 2001 at a rent of £5,000 per annum	Sparkbrook & Balsall Heath East
28	9 Whitmore Road, Small Heath, Birmingham, B10 0NR	Auction	Commercial premises. Site Area 176 sqm.	Freehold subject to a lease for 15 years from 19th November 1997 at a rent of £11,500 per annum	Bordesley Green
29	208-216 Witton Lane, Aston Birmingham B6 6QE	Auction	Grade II Listed commercial premises. Site Area 3,480 sqm	Freehold subject to a 20-year lease from 24th June 2012, at a rent of £40,000 per annum (subject to 5-year reviews)	Aston