

**MASON
YOUNG**
PROPERTY CONSULTANTS ■

FOR SALE

**GRAND RESIDENTIAL
PREMISES**



**AMESBURY MANOR, AMESBURY ROAD,
MOSELEY, B13 8LD**
7,633 SQ FT (709 SQ M)

- GRAND RESIDENTIAL PREMISES
- 8 SELF CONTAINED FLATS
- FREEHOLD TITLE
- DEVELOPMENT OPPORTUNITY

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Warstone Lane
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LOCATION

Amesbury Manor – the property is located on Amesbury Road, one of the most affluent roads situated within the residential area of Moseley Village, awarded “best place to live in – by the Sunday Times in 2015”. The property is well located with a range of amenities nearby, including local shops, cafes, and the vibrant Moseley Village, known for its independent retail stores and eateries. Birmingham City Centre is approximately 3 miles north from the premises. The nearest train station is Moseley Village Train Station (under process of opening) & Birmingham Moor Street, which is located approximately 2 miles away from the subject premises, providing regular services to regional destinations. Amesbury Road connects easily to the A435, a main arterial road leading in and out of the City Centre. The M42 motorway, junction 3, is approximately 7 miles southeast from the subject premises, offering convenient access to the national motorway network.

DESCRIPTION

The property comprises of a three-storey brick-built building with a pitched tiled roof, known as Amesbury Manor, located on Amesbury Road in Moseley. Originally a large family home comprising of 14 bedrooms on the 1st and 2nd floor, has been split into 8 self-contained flats; 3 two bedroom flats, 3 one bedroom flats and 2 studio flats. Additional amenities include a side garage and a spacious garden to the rear, offering both parking and outdoor recreational space. Externally, the property boasts a charming, period-style facade with large windows and landscaped greenery surrounding the front, providing privacy and a pleasant aesthetic. This grand residence offers a unique blend of historic character and modern living amenities in the sought-after area of Moseley. This investment property provides a good income, and has the potential to convert back to a family home with ease to provide 14 bedrooms, 4 reception rooms and 4 large bathrooms.

ACCOMMODATION

AREA	SQ FT	SQ M
Main House	7,333	681
Cellar	300	28
TOTAL	7,633	709

PLANNING

Interested parties should contact Birmingham City Council Planning Department on 0121 303 1115.

SERVICES

We are advised all main services are connected to include mains gas, water and electricity.

Mason Young Property Consultants has not checked and does not accept responsibility for any of the services within this property and would suggest that any in-going tenant or occupier satisfies themselves in this regard.

ENERGY PERFORMANCE CERTIFICATES

Details available upon request.

TENURE/PRICE

Offers are invited for the freehold interest. Price is available upon application.

MONEY LAUNDERING

The money laundering regulations require identification checks are undertaken for all parties purchasing/ leasing property. Before a business relationship can be formed, we will request proof of identification for the purchasing/ leasing entity.

VAT

We understand that the property is not elected for VAT.

LEGAL COSTS

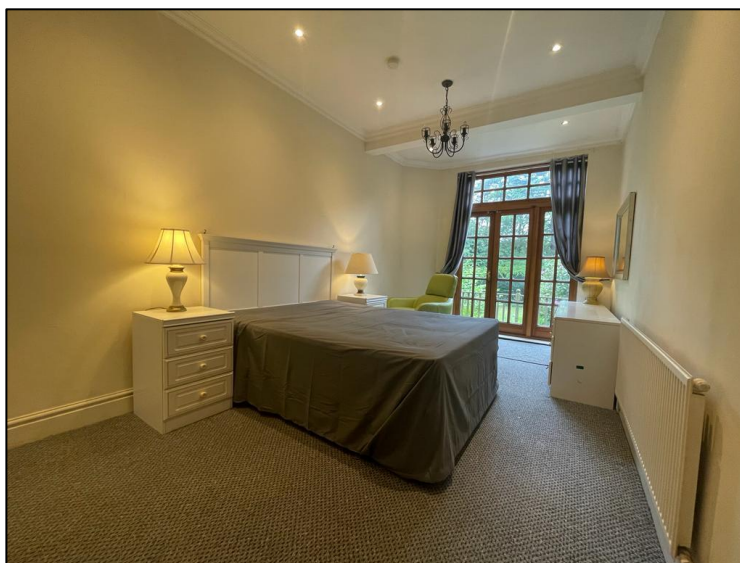
Each party to be responsible for their own legal costs incurred during this transaction.

VIEWING

Strictly by prior appointment with sole agents, Mason Young Property Consultants.

CONTACT DETAILS

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