



**4 Plymouth Road**  
Redditch, B97 4QB

**Prominent detached modern church 4892 sqft; potential for variety of uses stp.**

**4,892 sq ft**  
(454.48 sq m)

- 4892 sqft GIA
- Prominent Site 0.275 acres
- Potential for alternative uses stp
- Modern accommodation.
- Freehold

## Location

The property is located in a prominent position at the junction of Bromsgrove Road and Plymouth Road with Redditch Town Centre over looking both the bus and railway stations, together with the entrance to the Kingfisher Shopping centre.

The property is conveniently located with easy access to Redditch Ring Road and the M42 at both junctions 2 and 3.

## Description

The property comprises a detached mainly single storey / part two storey substantial modern detached Church and Community Centre with a total gross floor area of 4892 sqft.

The property was constructed in the 1970 then significantly extended and modernised in recent years, the accommodation is arranged as:

- a) Fully height glazed reception foyer, leading to:
- b) Main Church - measuring 10.2m x 19.65m benefiting from lofty ceiling and air conditioning.
- c) Community Hall - measuring 13.76m x 5.22m overall, off which opens stores, kitchen and WCs.
- d) Male and Female WCs.
- e) stairs ascend from the foyer to:
- f) First floor suite of 4 offices.

The property is fitted to a a high standard throughout and has been well maintained by our Clients.

Outside the property occupies a site of some 0.275 acres providing ample car parking.

The property offers versatile accommodation with potential for various uses subject to planning or potentially redevelopment.

## Tenure

Freehold

## Services

All Mains services are available

## Purchase Price

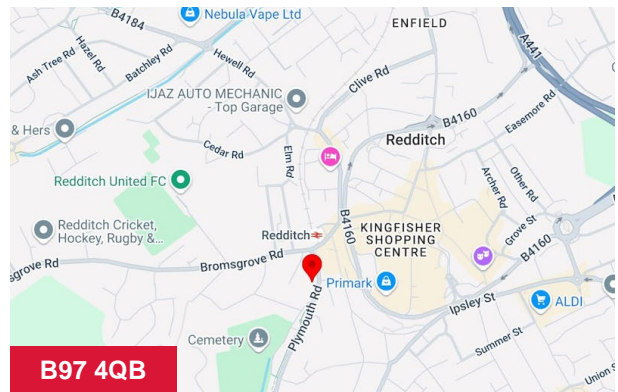
£1.15m

## Anti-Money Laundering

In accordance with Anti-Money Laundering Regulations, we require two forms of Identification and confirmation of source of funding from all Purchasers.

## Legal Fees

Each Party to bear their own fees.



## Viewing & Further Information



Ian Parker  
01527 584242 | 07977 008815  
ian@truslove.co.uk

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