



JOHNSON FELLOWS

CHARTERED SURVEYORS

Hall Green, Birmingham, 1494-1502 Stratford Road, B28 9ET



LOCATION

The subject premises are situated in a highly prominent position fronting onto Robin Hood Island, Stratford Road (A34) Hall Green. The subject properties are located approximately 5 miles from Birmingham city centre and 1.4 miles north of Shirley, Solihull.

DESCRIPTION

The subject property comprises 5 retail units which can be combined or let individually subject to demand. The site will benefit from shared parking to the front and servicing.

ACCOMMODATION

Unit 1494	Sales	96.38 sq. m	1,037 sq ft
Unit 1496	Sales	68.38 sq. m	736 sq ft
Unit 1498	Sales	137.03 sq. m	1,475 sq ft
	First Floor Storage	62.20 sq m	669 sq ft
Unit 1500	Sales	55.39 sq. m	596 sq ft
Unit 1502	Ground Floor Sales	42.6 sq. m	459 sq ft
	Ground Floor Storage	15.66 sq. m	169 sq ft
	First Floor Storage	72.66 sq. m	782 sq ft

TENURE

The properties are available by way of new leases for terms of years to be agreed.

RENT

Unit 1494 - £18,250 per annum exclusive

Unit 1496 - £13,500 per annum exclusive

Unit 1498 - £30,000 per annum exclusive

Unit 1500 - £12,500 per annum exclusive

Unit 1502 - £14,250 per annum exclusive

PLANNING

Alternative uses will be considered subject to planning. It is understood that the site currently benefits from A1 consent.

RATES

The information supplied by the Valuation Office Agency is as follows:-

Unit 1494 - £17,500

Unit 1496 - £11,750

Unit 1498 - £25,250

Unit 1500 - £10,000

Unit 1502 - £12,750

Interested parties should verify this information with the local rating authority.

EPC

An EPC will be provided upon application.

TIMING

The units will be available following minor refurbishment works.

LEGAL COSTS

The ingoing tenant will be responsible for their own legal costs.

VIEWING

All viewings by prior appointment through this office. Contact Caren Foster on 0121 643 9337.

CONTACT

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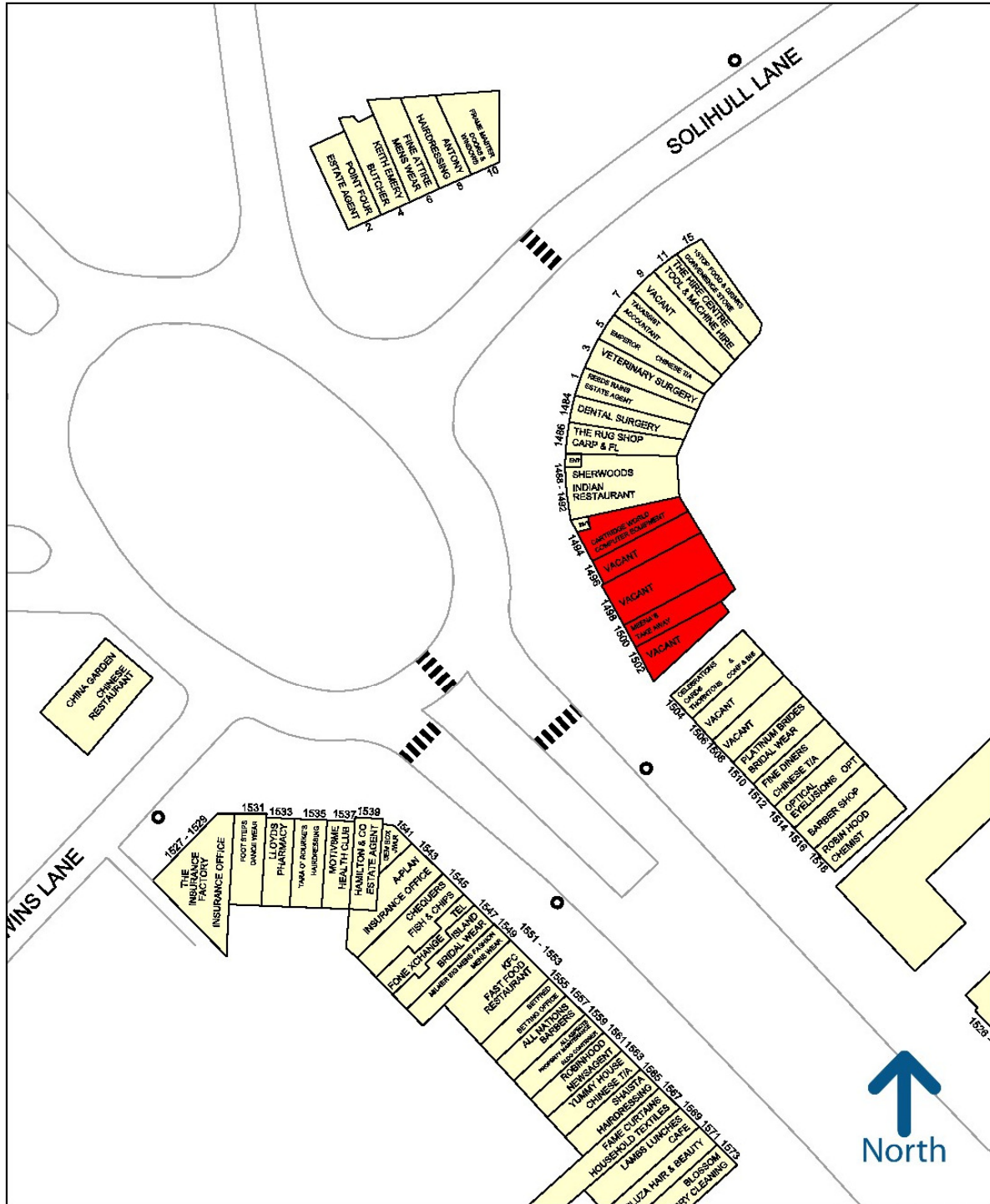


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50 metres

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