

# RETAIL ACOCKS GREEN

1076 HIGH STREET



SHOP TO LET

## LOCATION

Acocks Green is located on the A41, approximately 6 miles from Birmingham city centre and just 3 miles from Solihull. It is a vibrant, bustling and welcoming place where favourite high street names sit alongside much loved local independent outlets.

## SITUATION

The unit is situated adjacent to **Card Factory** and in close proximity to **KFC** & **Lloyds Pharmacy** other nearby retailers include **Natwest**, **Cash Converters** and **Wetherspoon's Pubs**.

## LEASE

The property is available by way of a new FRI lease.

## RENT

£65,000 pax

## LEGAL COSTS

Each party to be responsible for their own legal costs.

## EPC

A copy of the energy performance certificate is available on request.

## BUSINESS RATES

This Unit has yet to be assessed for rating purposes.

## ACCOMMODATION

Ground Floor	1,466 sq ft	136 sq m
First Floor Ancillary	837 sq ft	77 sq m

## BUSINESS RATES & SERVICE CHARGE

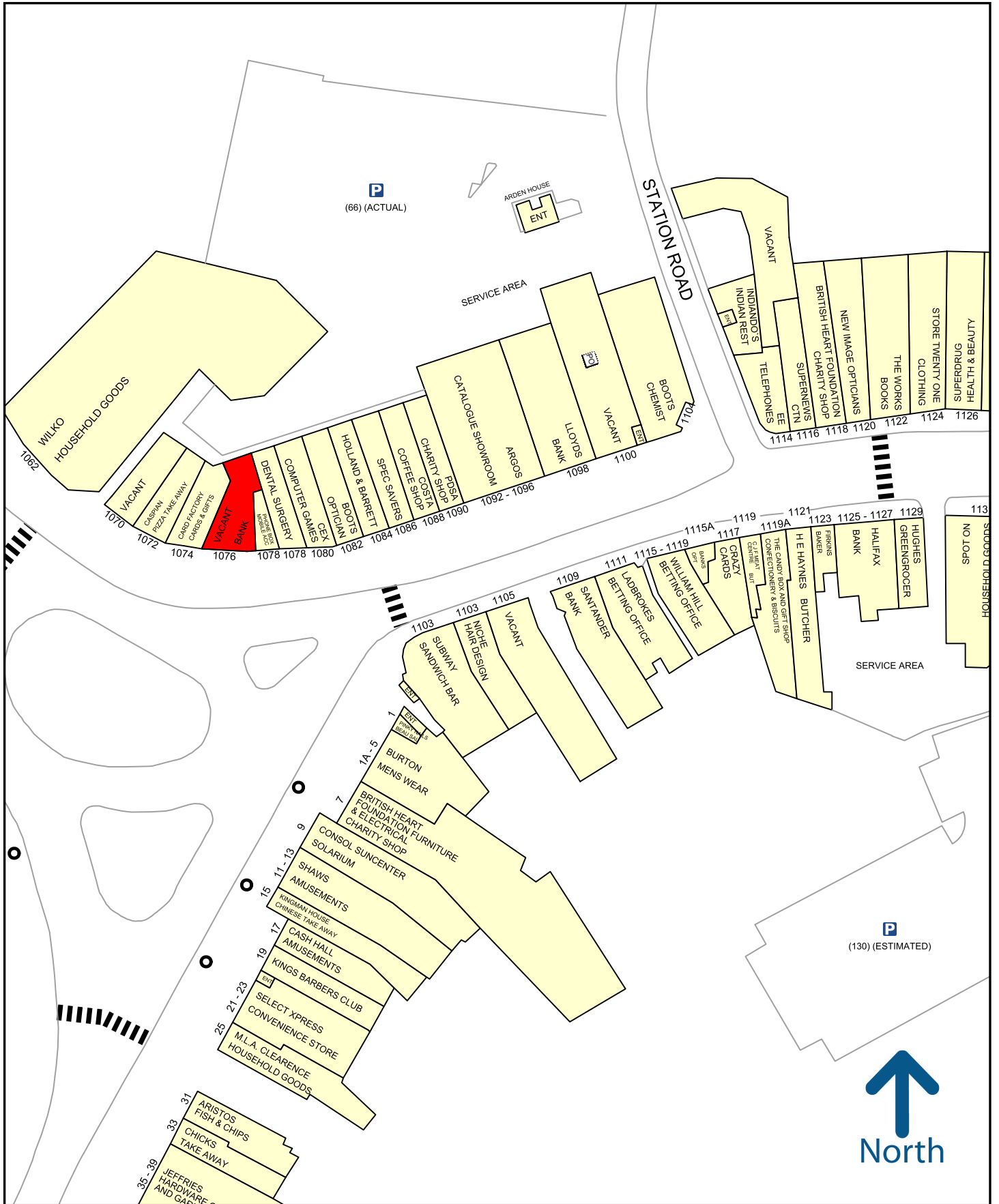
Rateable Value	£46,000
Rates Payable (2017/18)	£22,034
Service Charge (2015/16)	£1,043.10

## VIEWING

For further information or to arrange a viewing, please contact:

## BWD

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50 metres

Experian Goad Plan Created: 08/02/2017  
Created By: Bidwell Webber De Pons Ltd