

AP RETAIL

PROPERTY CONSULTANTS

6 Holt Studios, Holt House, 49 Birmingham Road, Bromsgrove B61 0DR
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HALESOWEN
35 Queensway
B63 4AB

SHOP
TO LET



LOCATION

The shop is located in a prominent secondary position adjacent to **No 1 Pizza and Beacon Centre for the Blind**. Other nearby traders include **Barclays Bank, Simon Interiors, Ladbrokes, Moneyshop and Asda**.

ACCOMMODATION

The shop comprises of a ground floor sales area and first floor storage facilities and rear servicing.

DIMENSIONS

Internal width	17' 2"
Shop depth	43' 0"
Ground floor sales area	695 sq ft
First floor stores and staff	452 sq ft

RENT

£11,500 per annum exclusive

SERVICE CHARGE

£3,350.00 plus VAT

RATING ASSESSMENT

Rateable value	£11,500.00	
Rates payable	£5,543.00	(2014-15)

This information is for guidance purposes only. Interested parties are advised to make their own rating enquiries.

LEGAL COSTS

Each party will be responsible for their own legal costs incurred in the transaction.

VIEWING

Strictly by appointment:

Adam Perrey, AP Retail Property Consultants Ltd
Tel: 01527 578820
Email: info@apretail.co.uk

Or

Ed Purcell or Rob Alston, Cushman and Wakefield
Tel: 0121 232 4900
Email: ed.purcell@eur.cushwake.com
robert.alston@eur.cushwake.com

ENERGY PERFORMANCE CERTIFICATES

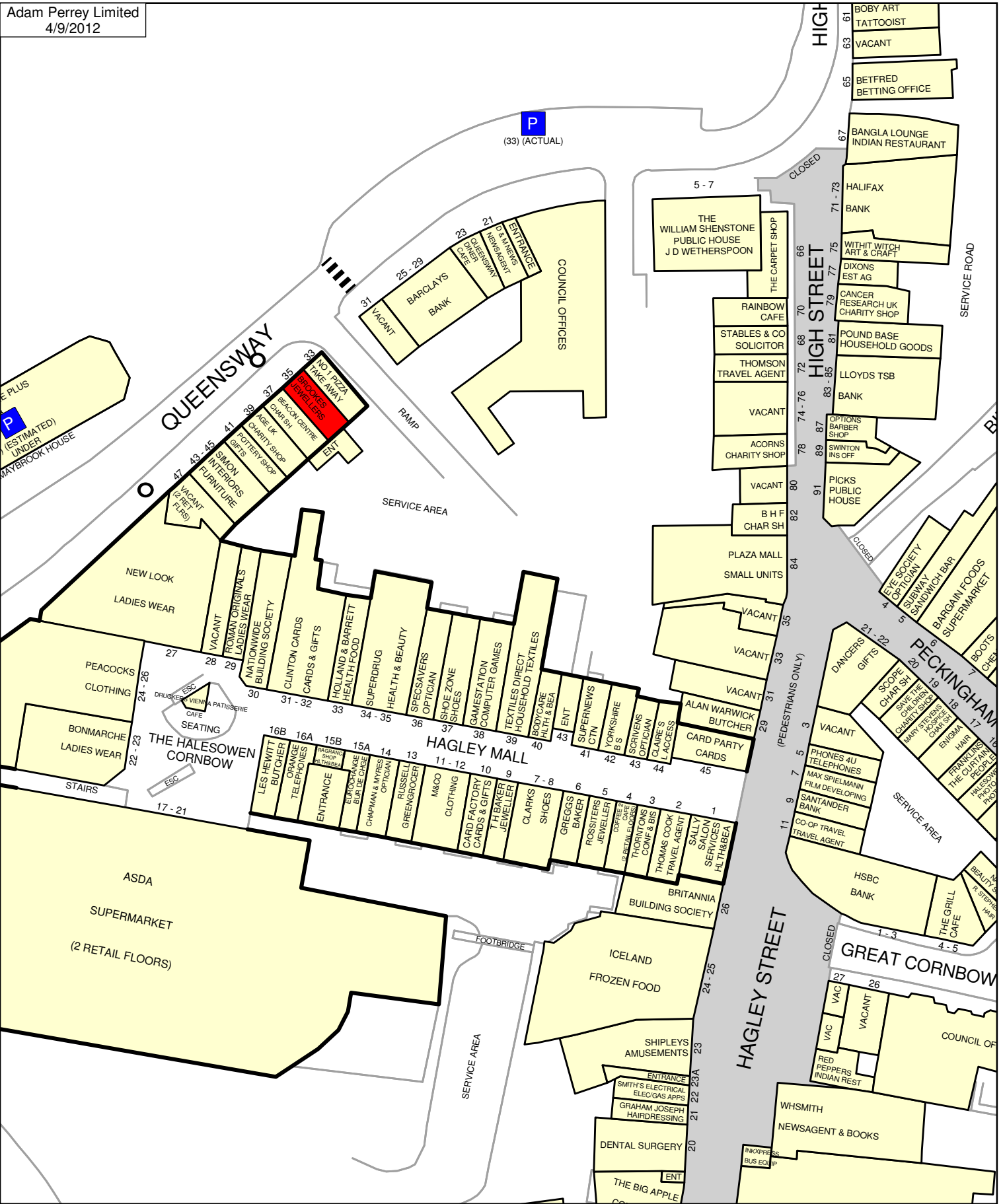
An EPC will be made available to the successful applicant as soon as is practicable.

All transactions stated are exclusive of VAT SUBJECT TO CONTRACT

The Agents and Vendors take no responsibility for any error, mis-statement or omission in these details. Measurements are approximate and for guidance only. The particulars do not constitute an offer or contract and members of the Agent's firms have no authority to make any representation or warranty in relation to the property

April 2014

Adam Perrey Limited
4/9/2012



50 metres

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