

CHARTERED SURVEYORS

# Bloxwich, Unit 1a, 73 Turnberry Road, WS3 3UB

Retail Premises - To Let



# **LOCATION**

The subject property is located within Bloxwich, and is situated approximately 1 mile north of the main High Street. The property forms part of a small retail scheme off Turnberry Road, which is the principle retail location for the nearby housing estate.

Neighboring occupiers include the Co-Operative Food, Turnberry House Beauty Salon, Mirchi Indian Restaurant & Takeaway.

# **DESCRIPTION**

The subject property comprises a ground floor retail unit with rear WC, benefitting from rear servicing and free shared parking to the front.

## **ACCOMMODATION**

Ground Floor Sales 103.52 sq m 1,114 sq ft

## **TENURE**

The premises are available by way of a new lease for a term of years to be agreed on a full repairing and insuring basis.



#### **RENT**

£14,000 per annum exclusive.

#### RATES

We are advised by the Valuation Office Agency that the property has the following rating information:-

Rateable Value £9,800

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

# **SERVICE CHARGE**

The service charge will be payable in respect of repairs, maintenance and upkeep of common areas. A guide to the service charge budget is available upon application.

# **LEGAL COSTS**

Each party is to be responsible for their own legal costs.

# **EPC RATING**

Available on application.

# **VIEWING**

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

# **CONTACT**

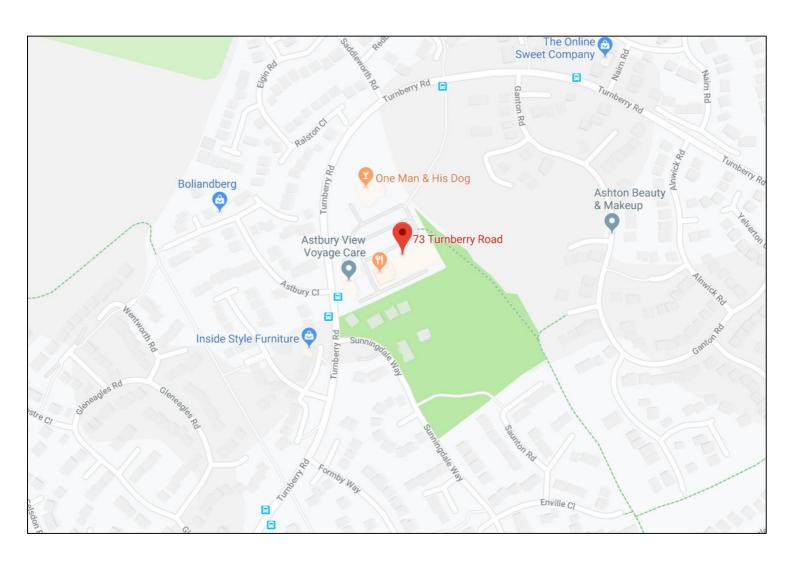
Connor Shaw

Email: connor.shaw@johnsonfellows.co.uk

johnsonfellows.co.uk



CHARTERED SURVEYORS





johnsonfellows.co.uk