

# To Let

For further information please contact:

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## Unit 6, The ICC, Birmingham, B1 2EA



### Location

The International Conference Centre A well configured ground floor retail is one of Europe's premier unit. conference and meeting venues hosting more than 400 events and accommodating over 350,000 £17,500 per annum exclusive. delegates each year such as political party conferences. It also serves as a busy connection for pedestrian traffic travelling between Brindleyplace and the CBD. Recent developments in the area include the brand new Business Rates Paradises scheme, Arena Central and the recently opened Centenary Square.

conveniently situated next door to rates liability. If the unit becomes WH Smith, The Oak Kitchen, Subway separately assessed then this and Starbucks.

### **Description**

### **Accommodation**

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Ground	720 sq ft	66.9 sq m

The Rateable Value is included as part of the ICC assessment. Tenants pay a rates contribution of 40% of the Viewing The shop is located within the ICC rent to the landlord to cover their arrangement ceases and the tenant becomes sole responsible for the rates liability.

### Legal costs

Each party will be responsible for their own legal costs.

### VAT

VAT is applicable.

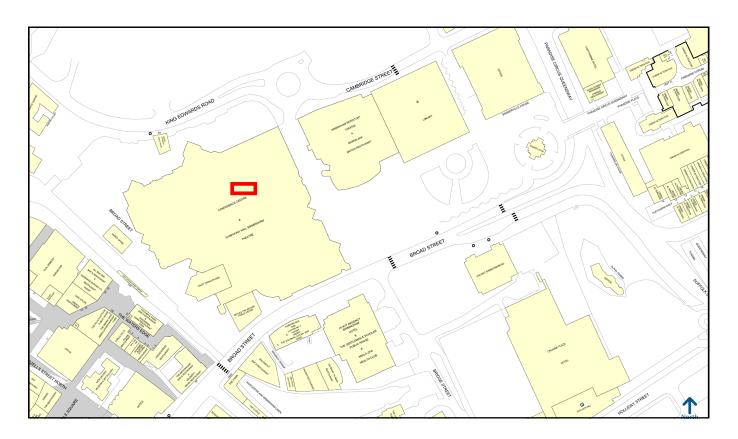
### **Service Charge**

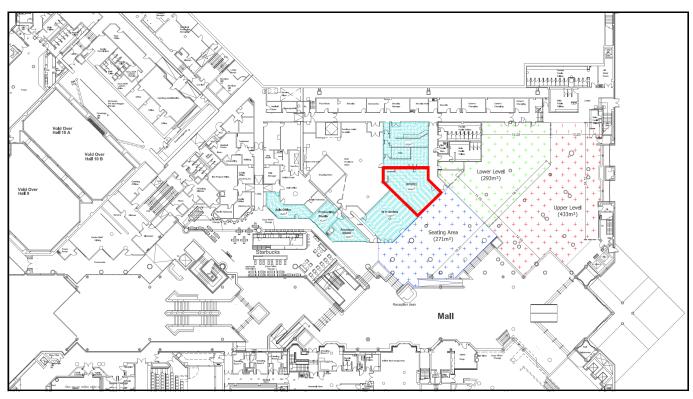
The on account service charge for the current year is £2,462 per annum.

### **EPC**

The EPC certificate is available on request.

Strictly by prior appointment with the sole agents Avison Young.





### Avison Young

65 Gresham Street, London EC2V 7NQ
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