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ROBERTSON  BROWN

HIGHLY VISIBLE AND PROMINENT RETAIL UNIT TO LET



821 Bristol Road South, Northfield B31 2NQ

FEATURES

- Highly prominent and visible unit
- Adjacent to NATWEST with KFC & LLOYDS in close proximity.
- Quoting rent £65,000 per annum exclusive
- Viewing by appointment only

CONTACT

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LOCATION

The subject premises are situated in a highly visible location at the junction of Lockwood Road and Bristol Road South. The unit benefits from a large Pay & Display car park directly in front, Northfield is a popular local centre positioned approximately 5 miles to the South West of Birmingham City Centre. NATWEST is adjacent to the unit, with KFC, LLOYDS TSB and BRITISH HEART FOUNDATION in close proximity.

TENURE

The property is available by way of a new full repairing and insuring lease for a term of years to be agreed at a quoting rental of £65,000 per annum exclusive of business rates and VAT.

LEGAL COSTS

Each party is to be responsible for their own legal costs incurred in this transaction.

EPC available upon request.

ACCOMMODATION

The property is arranged over ground floor only and offers the following approximate dimensions and net internal floor areas:

Shop Depth 26.51 m (86ft 9")

Internal Width 11.38m (37ft 3")

Ground Floor Sales Area 269.04 sq m (2,896 sq ft)

Ground Floor Storage Area 102.56 sq m (1,104 sq ft)

RATING INFORMATION

We have been advised by the local rating authority that the current rating assessment is as follows:

RATEABLE VALUE £43,750

RATES PAYABLE £21,000

Misrepresentation Act 1967: Whilst all information in these particulars is believed to be correct, neither the agents nor their clients guarantee it's accuracy, nor is it intended to form part of any contract. All areas quoted are approximate.