

## Commercial Property Agents | 01902 425646

6 Waterloo Road Wolverhampton, WV1 4BL



66 Worcester Street, Wolverhampton, WV2 4LQ

# TO LET

**RETAIL & LEISURE** 

Size

2,561 sq ft (238 sq m)

**Rent** £17,000

#### Location

The property is located toward the west side of Wolverhampton city centre. A short distance from the proposed Westside Leisure scheme

There are large public car parks close by

### **Description**

The property comprises a substantially built period property, that has been in use as a public house for many years

#### **Accommodation**

**Ground Floor** 

Ancillary area 233ft2

Trading area 1100ft2

Customer WC 170ft2

First Floor/Maisonette

Seven Rooms 1058ft2

WC

Total 2561ft2

**Small Courtyard** 

#### **EPC**

GF - D (82)

FF - E (40)

#### **Business Rates**

Rateable Value £11,500

Interested parties are advised to make their own enquiries with the local rating authority to verify the above. \*100% small business rates relief may apply\*

First Floor/Maisonette:

Council Tax Band A (£1,220.14 2019/20)

#### Rent

£17,000pa

## VAT

May apply

#### Viewing

By arrangment with the agents:

Michael Tromans & Co

01902 425646

tromansandco@aol.com

#### **Deposit**

A security deposit will be required

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## **Additional Images**





