

0121 503 2130

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ROBERTSON  BROWN

SHOP TO LET



Unit 1 A , 1146 Warwick Road, B27 6BL

FEATURES

- Commencing rental of £25,000 per annum
- Positioned on the A41 Warwick Road
- Adjacent to Poundstretcher and Wetherspoons
- Viewing by appointment only

CONTACT

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LOCATION

Acocks Green is a busy suburb of Birmingham located 5 miles east of Birmingham City Centre and 4 miles north west of Solihull. The property is situated on the A41 Warwick Road immediately adjacent Poundstretcher and J D Wetherspoon's, whilst directly opposite Sainsbury's and its car park. Other retailers nearby include Greggs, Co-On Travel and Shoe Zone.

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 £25,000 per annum.

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:

- Gross Frontage 5.6m (18' 04")
- Internal Width 5.54m (18' 02")
- Shop Depth 16.25m (53' 04")
- Ground Floor Sales 55.63 sq m (599 sq ft)
- Lower Ground Sales 40.78 sq m (439 sq ft)

RATING INFORMATION

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

- RATEABLE VALUE £14,250
- RATES PAYABLE £6,641

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.