

0121 503 2130

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ROBERTSON  BROWN

RETAIL UNIT TO LET



2160A Wells Shopping Centre, Sheldon, B26 3JB

FEATURES

- 1 Retail unit to let
- 1 Commencing rental of £25,000 per annum
- 1 Busy neighbourhood parade
- 1 Viewing by appointment only

CONTACT

Mr Dominic Brown
dominic@robertsonbrownuk.com
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LOCATION

The subject unit occupies a prominent location within the busy Wells Shopping Centre. Nearby occupiers include STORE TWENTY ONE, SCRIVENS, COVENTRY BUILDING SOCIETY, ICELAND and HALIFAX etc.

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.

ACCOMMODATI...

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

GROSS FRONTAGE 2.36 m (15ft 5")

NET FRONTAGE 5.07 m (16ft 7")

INTERNAL WIDTH 5.02 m (16ft 5")

SHOP DEPTH 11.09 m (36ft 4")

GROUND FLOOR SALES 55.62 sq m (600 sq ft)

ANCILLARY AREA 36.31 sq m (391 sq ft)

STORAGE AREA 6.84 sq m (70 sq ft)

RATING INFORMATION

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

RATEABLE VALUE £22,250

RATES PAYABLE £10,279

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.