

# TO LET

11 Grosvenor Shopping Centre, Northfield,  
Birmingham, West Midlands, B31 2JU

SUBJECT TO VACANT POSSESSION



## Location

Northfield is a busy Birmingham suburb located approximately 8 miles to the South West of the city centre. Retailing in Northfield is dominated by the Shopping Centre where current occupiers include JD Sports, Iceland, Peacocks, Warren James, Holland & Barrett and Superdrug. Phase II of the centre is planned to be redeveloped and replaced with a supermarket with a surface car park.

## Description

The property is situated in a busy trading location within the covered Northfield Shopping Centre.

## Accommodation

Address	Sq M	Sq Ft
Ground Floor	149.1	1,605
Basement	42.73	460
Total	191.84	2,065

## Rent

**£25,000** Per Annum Exclusive

## Tenure

The accommodation is available by way of new fully repairing and insuring lease on terms to be agreed.

## VAT

VAT is applicable.

## Business Rates

RV **£24,500** (2026)

## Legal Costs

Each party will be responsible for covering their own legal costs incurred in the transaction.

## EPC

A copy of the EPC is available upon request.

## Service Charge

There is an annual service charge of **£14,797** per annum (ex VAT).

## Planning

We understand the unit benefits from E Class planning use. Interested parties are advised to make their own enquiries.

## Viewings

Strictly by appointment with the Sole Retained Agents.

