

To Let

Busy High Street Opportunity

227 - 229 High Street, Queens Square, West Bromwich, B70 7NJ

For further information
please contact:

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Location

West Bromwich is a town located in the Metropolitan Borough of Sandwell, West Midlands with a population of 75,405 (2011 census), situated approximately 6 miles north west of Birmingham.

The subject property forms part of the Queens Square Shopping Centre which is situated as the main retail link between the New Square Shopping Centre and West Bromwich high street making it a key shopping destination for consumers in the town.

The subject premises is prominently positioned on the pedestrianized high street at the busy intersection of Queens Square and Kings Square Shopping Centres.

Description

The property is arranged over ground and first floor only.

Accommodation

Ground Floor	360.74 sq m	3,883 sq ft
First Floor Ancillary	355.35 sq m	3,852 sq ft

Business rates

Rateable value: £68,500
Rate in £(2017/18): 47.9p
Rates Payable: £32,812

This information is for guidance purposes only. Interested parties are advised to make their own enquiries with the relevant charging authority to confirm rates payable and whether any transitional relief applies.

Terms

The subject premises are offered on a new lease on terms to be agreed.

Rent

£65,000 per annum exclusive.

Service Charge

The unit has an on account service charge of £29,317 per annum, subject to annual review.

VAT

All prices, premises and rents etc are quoted exclusive of VAT at the prevailing rate.

Legal Costs

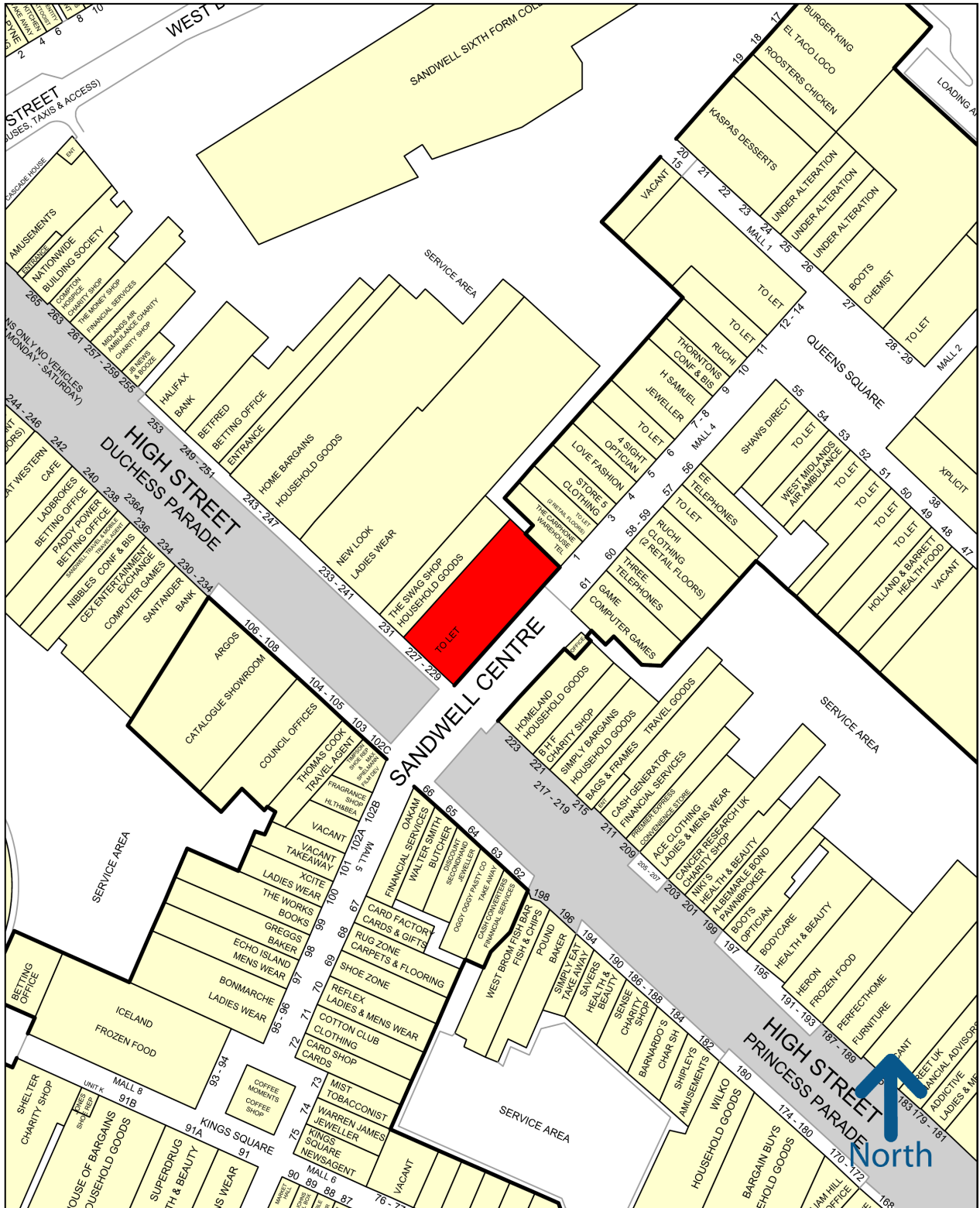
Each party is responsible for their own legal costs incurred in any transaction.

Energy Performance Certificate

D 88. Available on request.

Viewing and Further Information

Strictly by prior appointment with GVA or our joint agents Wright Silverwood (0121 454 4004).



Experian Goad Plan Created: 14/11/2017
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