

TO LET

2 Greenfield Crescent,
Birmingham, B15 3BE



Location

The premises are located on Greenfield Crescent, within the heart of Edgbaston Village, a vibrant retail and leisure destination, situated a mile outside of Birmingham.

Nearby occupiers include **Chapter Restaurant**, **Smoke and Ash Pizzeria**, **Loki Wine Bar** and **Kin Home**.

Further amenities include **Simpsons Michelin starred restaurant**, **The Blue Piano bar and rooms**, **The High Field gastro pub**, **Boston Tea Party cafe**, **Morrisons**, **Costa Coffee Drive-Thru** and **Anytime Fitness gym**.

Description

The property fronts onto Greenfield Crescent, benefitting from front and rear outside space.

The space has been newly refurbished and provides light open plan space available for a variety of uses.

Accommodation

Address	SqM	SqFt
NIA	134.89	1,452
Total	134.89	1,452

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.

Rateable Value

Following changes to the layout of the property, the business rates have to be re-assessed by the Valuation Office Agency (VOA).

Interested parties should make their own enquiries.

Service Charge

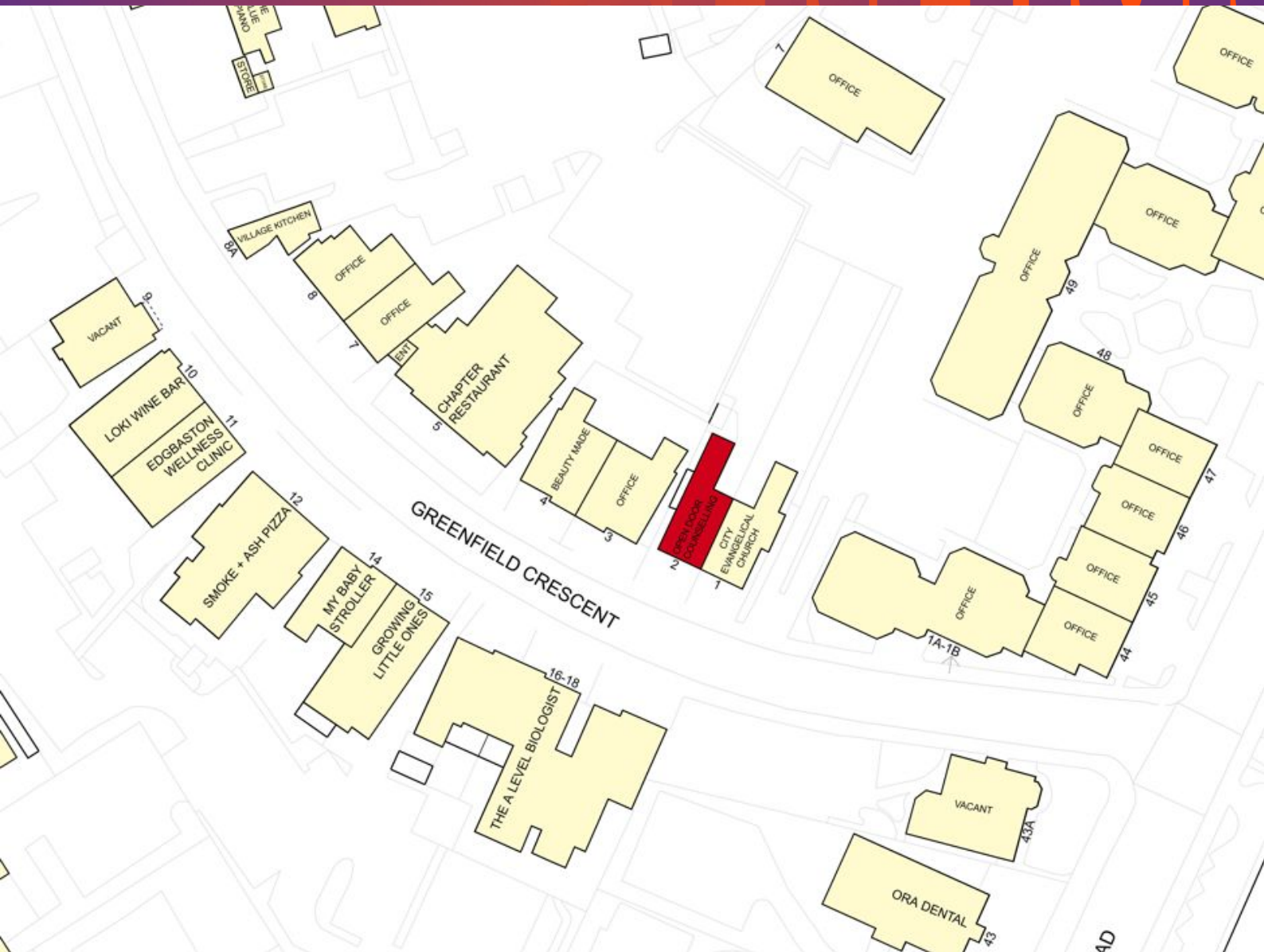
£6,000 per annum (estimate).

Viewings

Strictly by appointment with the Retained Agents.

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Creative Retail