

425 Tyburn Road, Birmingham, B24 8HJ



TO LET

Prominent Retail Premises

Net Internal Area: 5,792 ft² (538.09 M²)

Location

The property enjoys a prominent position being situated on Tyburn Road at its junction with Bromford Lane in the Erdington area of Birmingham.

The Tyburn Road is a main arterial route into Birmingham City Centre which lies approximately 4 miles to the south west of the property.

The location is within close proximity to southbound Junction 5 & northbound Junction 6 of the M6 motorway.

Description

The property comprises a predominantly open-plan ground floor showroom premises with glazed frontage and pedestrian access onto Tyburn Road.

The space benefits from concrete flooring, suspended ceiling with inset LED lighting and forecourt parking.

The landlord will fit WC and kitchen facilities within the demise upon completion of the lease.

Accommodation

NIA 5,792 ft² (538.09 M²) approximately.

Terms

The property is available on a new lease, with length to be agreed, at £21,600 per annum.

First floor office space is available via separate negotiation.

Services

We understand that all mains services are available on, or adjacent to, the subject premises.

The agent has not tested the suitability of the connections and recommends that all interested parties carry out their own investigations with the relevant providers.

VAT

All prices quoted are exclusive of VAT which we understand is payable.

Legal Costs

Both parties are to bear the cost of their own legal and surveyor's costs incurred during the transaction.

Energy Performance

Available on request from the agent.

Availability

The property is available immediately, following the completion of legal formalities.

Viewing

Strictly by prior appointment with the sole agents Siddall Jones on **0121 638 0500**

