

RETAIL ERDINGTON

Unit 7-9 Central Square Shopping Centre



SHOP TO LET

LOCATION

Erdington is a busy, densely populated suburb and forms one of the primary shopping suburbs within Birmingham being located approximately 3 miles to the northeast of the City Centre. Central Square is situated within the prime retail pitch with nearby retailers including **New Look, Specsavers, Holland & Barrett** and **Thorntons** amongst others.

SITUATION

Unit 7-9 is situated close to **Russells Furniture** with other nearby retailers including **The Gift Harbour** and **Card Factory**.

LEASE

The property is available by way of a new lease for a term of years to be agreed. Alternatively the unit can be made available on a short term licence.

RENT

£30,000 pax

LEGAL COSTS

Each party to be responsible for their own legal costs.

EPC

A copy of the energy performance certificate is available on request.

BUSINESS RATES

This information is for guidance only. Interested parties are advised to verify figures with the local authority.

ACCOMMODATION

Ground Floor	2,229 sq ft	207.2 sq m
Ground Floor Ancillary	583 sq ft	54.2 sq m
First Floor Ancillary	2,589 sq ft	240.6 sq m

BUSINESS RATES & SERVICE CHARGE

Rateable Value*	£13,500
Rates Payable (2017/18)	£6,467
Service Charge (2017/18)	£11,464

*Parties should confirm all details with VOA to satisfy themselves of transitional figures

VIEWING

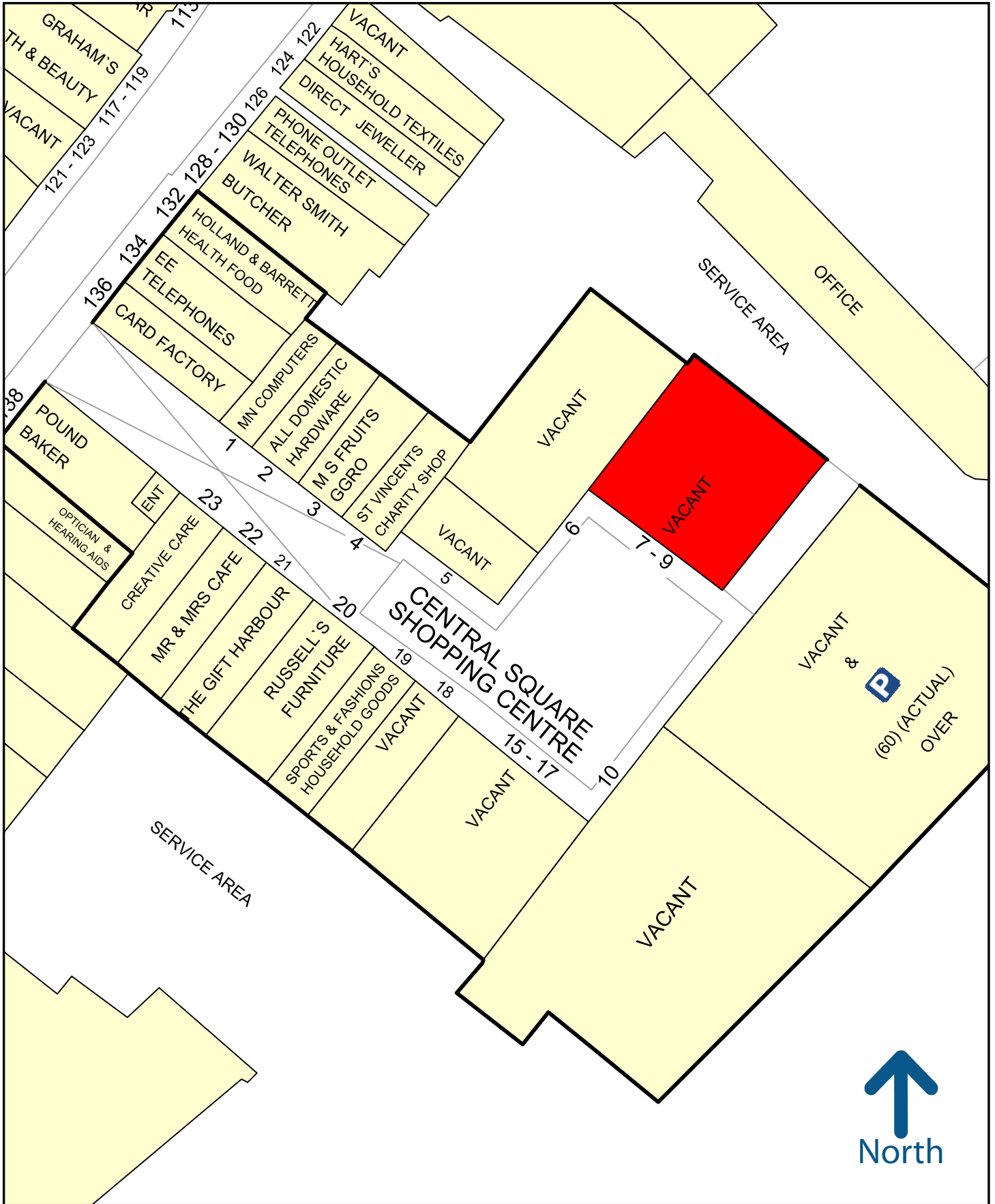
For further information or to arrange a viewing, please contact:

BWD

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25 metres

Experian Goad Plan Created: 31/10/2017
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