

RETAIL LONGBRIDGE

Unit 23 Longbridge Town Centre

A3 Planning Consent



LOCATION

The new Longbridge Town Centre is situated on the A38 leading into Birmingham and is adjacent to the new Bournville College which can hold up to 15,000 students. The new centre comprises an 85,000 sq ft **Sainsburys**, 75 bedroom **Premier Inn** plus an additional 80,000 sq ft of retail and leisure space. A new **150,000 sq ft Marks & Spencer** recently opened as well a 45,000 sq ft retail terrace.

SITUATION

Unit 23 is adjacent to **Beefeater** and **Hungry Horse** and overlooks the new Austin Park.

LEASE

The property is available by way of a new FRI lease.

RENT

£44,000 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

Shop Frontage	20 ft 0 ins	6.1 m
Shop Depth	73 ft 6 ins	22.4 m
Ground Floor	1,720 sq ft	160 sq m

BUSINESS RATES & SERVICE CHARGE

Rateable Value	£46,250
Rates Payable (2015/16)	£22,801
Service Charge (2015/16)	£4136

VIEWING

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

BWD

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