

POST OFFICE

TO LET

Unit 9

5,242 sq.ft

(487 sq.m)



M HIGH STREET

Kings Heath, Birmingham
West Midlands
B14 7BW

Nearby Occupiers Include

shoezone

Superdrug

vodafone
cash converters

LOCATION

High Street, Kings Heath is in a thriving, cosmopolitan Birmingham suburb with substantial frontage to main A435. Eclectic mix of local independent and national occupiers. Occupiers in the immediate vicinity include Shoezone, Superdrug, EE, Cex and Vodafone.

DESCRIPTION

The subject comprise a ground and first floor lock up retail unit with a glazed frontage. Internally, the premises comprise an open plan sales area, with staff facilities.

UNIT SIZE

Ground Floor: 3,073 sq.ft (698.4 sq.m).
First Floor: 2,169 sq.ft (698.4 sq.m).
Total Area: 5,242 sq.ft (698.4 sq.m).

RENT

£65,000 PAX

RATEABLE VALUE

Rateable Value: TBC. Interested parties are advised to make their own enquiries of the Local Billing Authority to ascertain the exact rates payable.

SERVICES

All mains services are available.

SERVICE CHARGE & INSURANCE

Service Charge: £6,653 + VAT.
Insurance: £2,480 + VAT.

ENERGY PERFORMANCE

Further information available upon request.

PLANNING

It is the ingoing tenant's responsibility to verify that their intended use is acceptable to the Local Planning Authority.

LEGAL COSTS

Each party is responsible for their own legal costs in connection with the granting of a lease.

VAT

VAT is payable on all sums due to the landlord under the terms of the lease.

**11**

Lettable Units On-Site

**31,008 sq.ft**

Total Area

**What Three Words**
shop.member.held

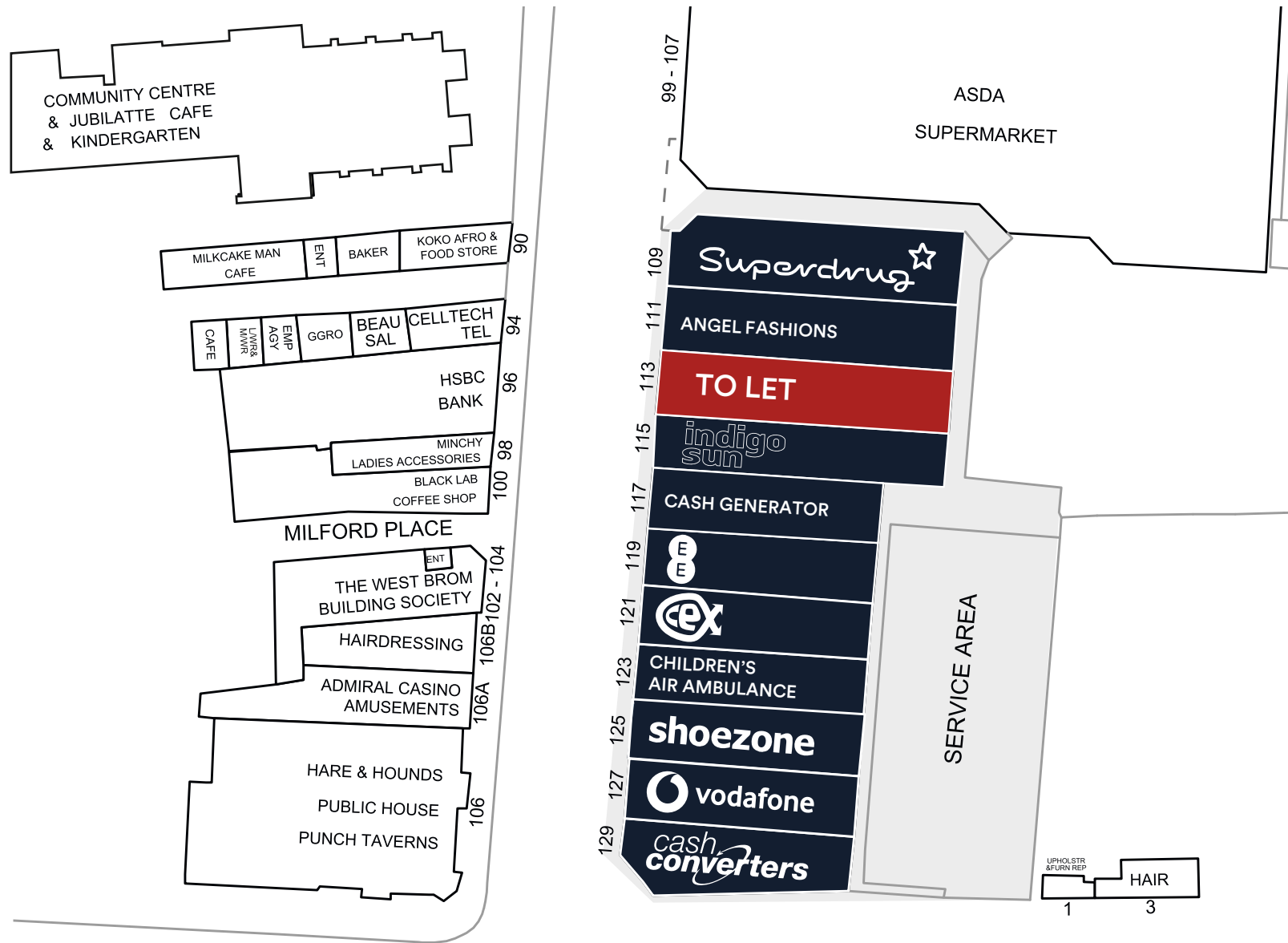


Martin Wade
 01384 400123
 07503 060206
 MWade@lcpproperties.co.uk

Viewing
 Strictly via prior appointment
 with the appointed agent:



Scott Robertson
 07831 856 733
 scott@creative-retail.co.uk



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