

On the Instruction of William Hill

SHOP TO LET

624 YARDLEY WOOD ROAD BIRMINGHAM B13 0HW



Viewing

By appointment via this office:

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CBRE Limited

Floors 13 & 14 Clifton Heights,

Triangle West

Clifton

Bristol BS8 1EJ

www.cbre.co.uk/retail

Location

The property is located on the Yardley wood road in a densely populated area of Billesley. The property is situated within a parade of independent traders next to the local post office.

Description

The property is arranged over ground floor only. The unit provides the following approximate areas and dimensions:

Accommodation

Ground Floor	87.4 sq m	940.77sq ft
Total	87.4 sq m	940.77 sq ft

Tenure

The premises are available by way of an assignment of the existing lease. Alternatively, the premises are available by way of a sub-lease for a term of years to be agreed.

Passing Rent

£11,500 per annum exclusive.

Rates

We understand that the current Rateable Value is £7,100. The UBR for 2019/2020 is 49.1p. Interested parties are advised to make their own enquiries with the Local Authority for verification purposes.

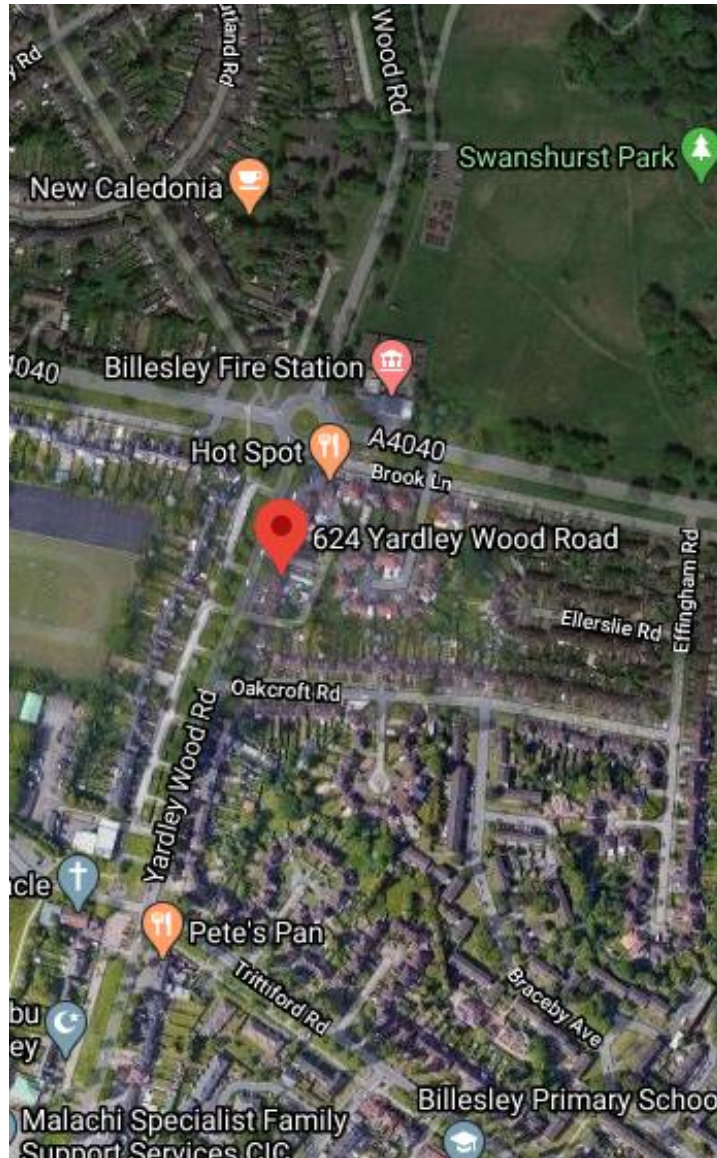
EPC

Available upon request.

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Not to scale.

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