

Location

Sutton Coldfield is an affluent town located 8 miles to the North East of central Birmingham. Sutton Coldfield has a total resident population of 294,500 (Source: CACI) within a 20 minute contour. The centre is approx 553,000 sq ft and benefits from footfall in excess of 150,000 per week. The centre is anchored by Marks & Spencer, House of Fraser, BHS and Boots and benefits from an 890 space car park which links directly into the main mall. The unit is located in the open section of the scheme adjoining 3 Store and T-Mobile. Neighbouring occupiers also include H&M, Argos, Cheltenham and Gloucester and Grapetree.

Rent

£45000 pa

Rates

Rateable Value	£44250
Rates Payable	£21329

Each party is responsible for their own legal and other professional costs incurred in the transaction.

Interested parties are advised to make their own enquiries to the Local Authority.

Costs

Each party is responsible for their own legal and other professional costs incurred in the transaction.

Energy Performance Certificate

54

Lease Term

The premises are available by way of a new effectively FRI lease for a term to be agreed, subject to 5 yearly upward only rent reviews.

Service Charge

£7,084 (2014).

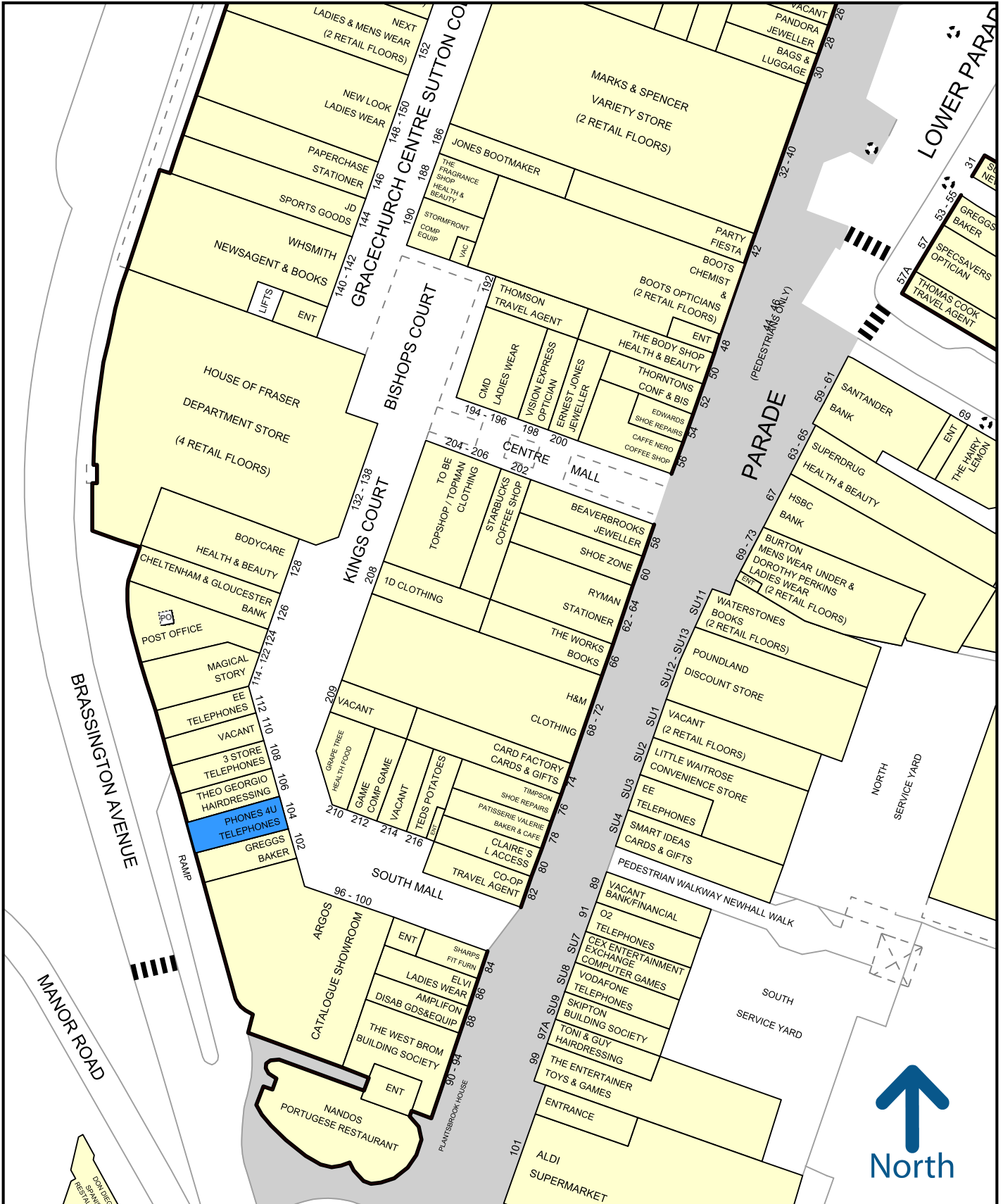
Contact

Will Thomas
+44 (0)7795 691 490
wthomas@klm-re.com

Ben Oliver
+44 (0)7590 603 020
boliver@klm-re.com

Or through our joint agents

Rupert Milne
020 7548 6591



Experian Goad Plan Created: 16/10/2014
Created By: Kitchen LaFrenais Morgan

For more information on our products and services:
www.experian.co.uk/goad | goad.sales@uk.experian.com | 0845 601 6011