

**ONE SINGLE OR TWO BRAND NEW SHOP UNITS - TO LET
RAVENS COURT CENTRE, BROWNHILLS**

****PLANNING NOW OBTAINED****



Description

Brownhills is situated 6 miles North East of Walsall and has a local population in excess of 15000. The town hosts a number of multiple retailers including Tesco, Aldi, B & M and Wilko.

The new units will be situated on the former Ravenscroft Shopping Centre which is due to be demolished in its entirety to facilitate the development. The units are situated just off the High Street and have the benefit of two car parks adjacent one of 435 spaces the other of 67.

Specification

The units will be finished to shell specification and provide the following areas:

Unit 1	696.75 sq m	7,500 sq ft
Unit 2	696.75 sq m	7,500 sq ft

Alternatively, the unit can be as one or extended up to 1856 sq metres or 20,000 sq ft.

Rent

The units will be available on the basis of a new leases at a quoting rent of £15.00 per sq ft with normal market incentives.

Rating Assessment

The unit will be assessed for rates as and when built.

Legal Costs

Each party is to be responsible for their own legal costs.

Viewing

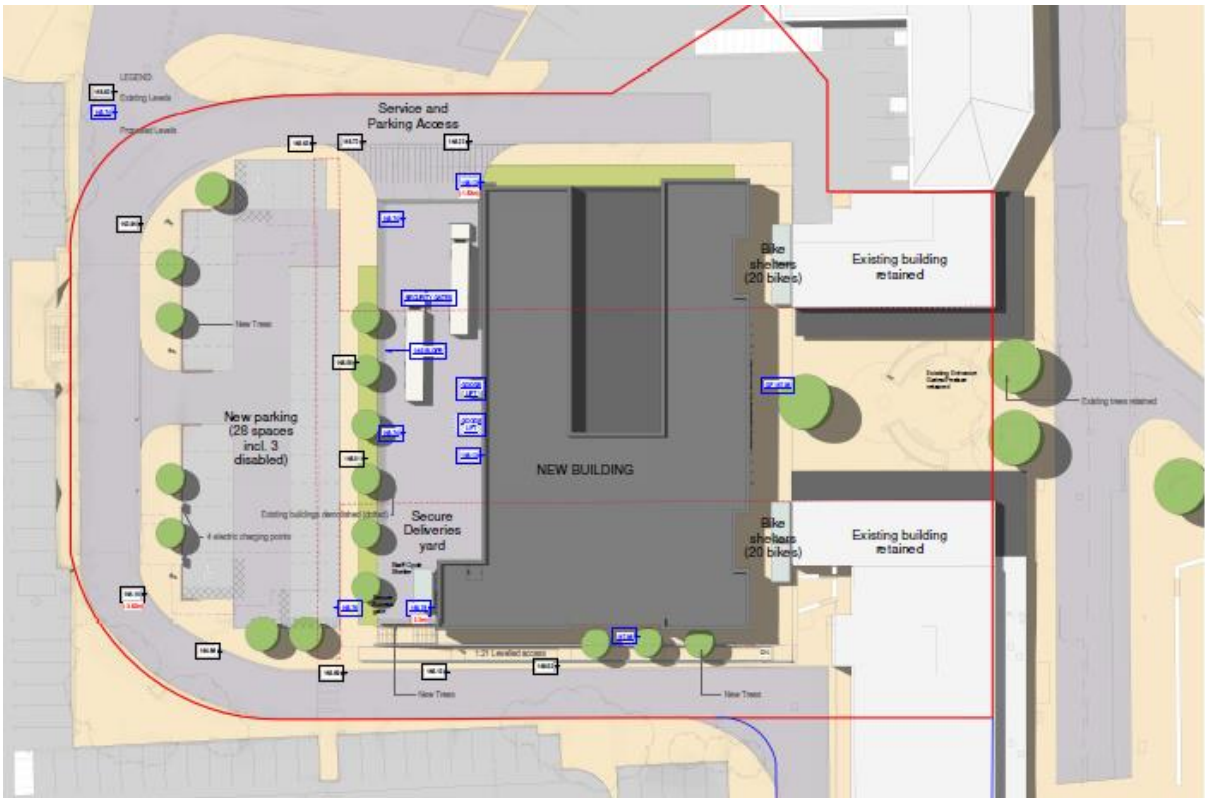
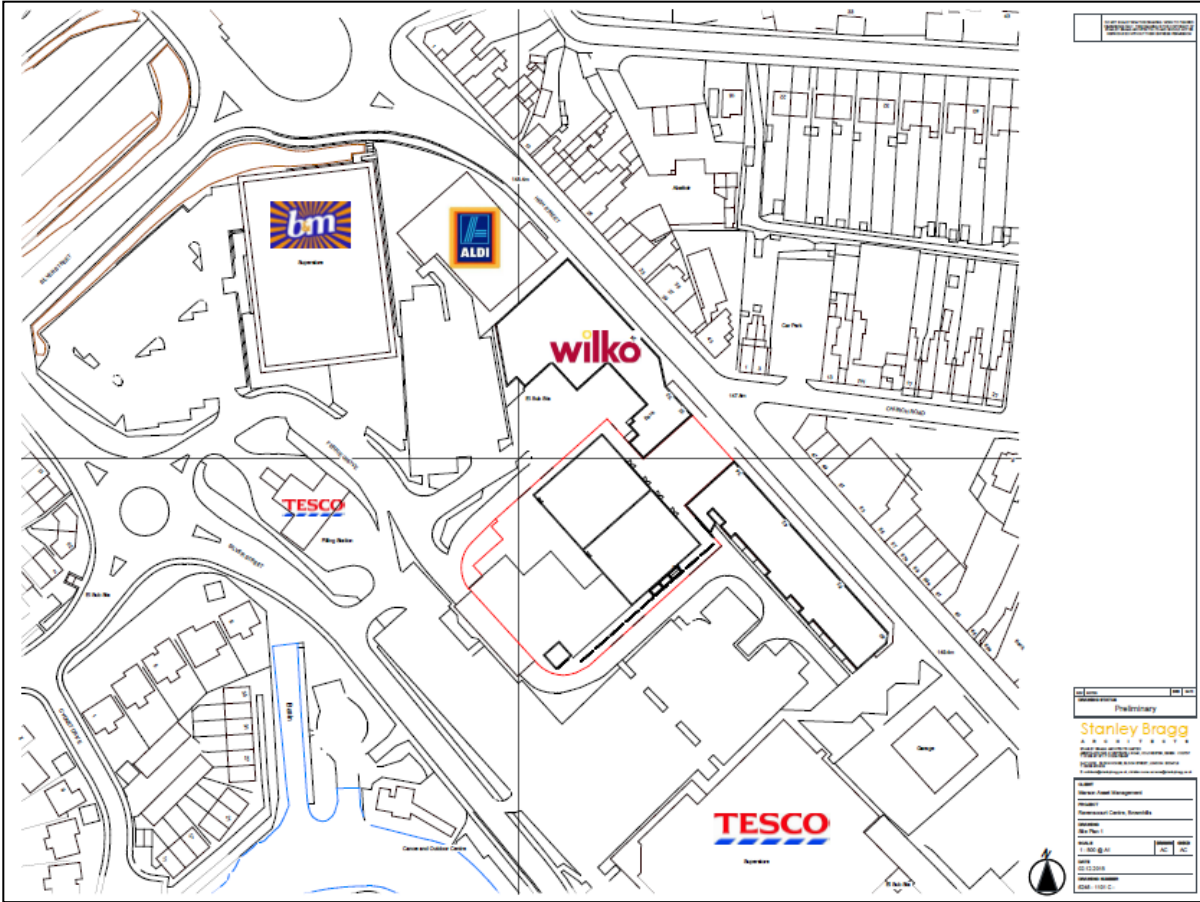
The subject premises are not yet built and the plans which are attached to these particulars are indicative.

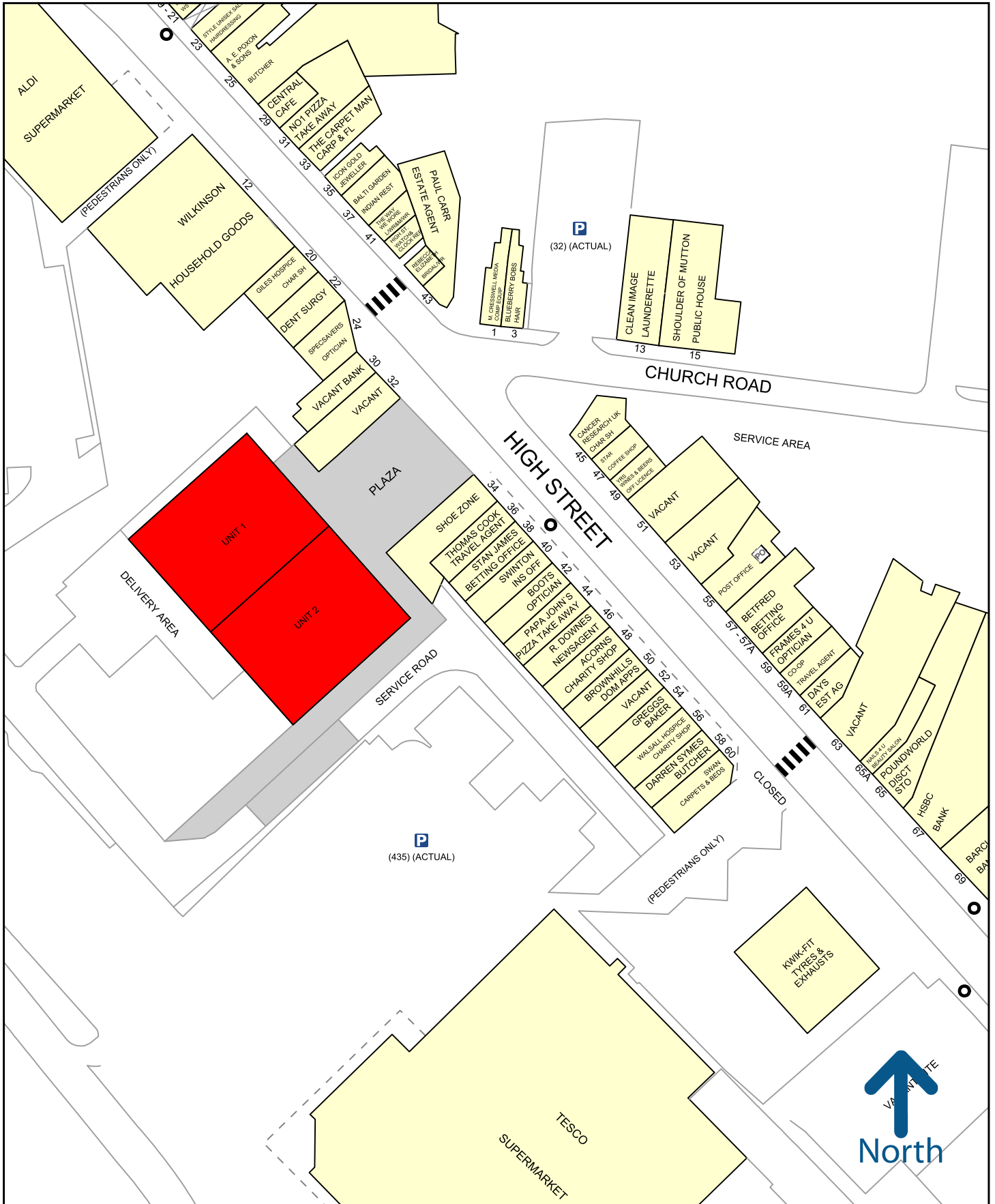
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Up Dated: December 2018
All transactions are stated exclusive of VAT.
SUBJECT TO CONTRACT

MISREPRESENTATION ACT 1967 NOTICE: Rowley Hughes Thompson for the vendors or lessors of the property whose agent they are give notice that: 1 These do not constitute any part of any offer or contract 2 All statements contained in these particulars as to this property are made without responsibility on the part of Rowley Hughes Thompson their vendors or lessors 3 None of the statements contained in these particulars as to the property are to be relied on as statements or representations of fact 4 Any intending purchasers or lessees must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained in these particulars 5 The vendors or lessors and neither Rowley Hughes Thompson nor any person in their employment has any authority to make or give any representation or warranties in relation to this property.

SITE PLAN





50 metres

Experian Goad Plan Created: 04/12/2018
Created By: RHT

