

**On the Instructions of Nottingham City Council  
PROMINENT RETAIL UNIT TO LET  
UNIT 5C MULBERRY WALK, MERE GREEN SUTTON COLDFIELD  
B75 5BS**



## Location

Mulberry Walk is a new mixed use development in Mere Green town centre at the heart of one of the West Midlands wealthiest enclaves.

Now open the scheme comprises 55,361 sq ft of mixed use retail and restaurant accommodation anchored by a Marks and Spencer Simply Food. Other occupiers of note within the development include Boots, Specsavers, Cafe Nero, Prezzo, Gusto, and Bistro Pierre.

The subject premises occupy a prominent position on the Lichfield Road frontage and have received a shop fit from shell to include a sales/storage mezzanine.

## Description

The subject premises comprises a fitted unit consisting of ground floor sales with mezzanine sales/ancillary accommodation. Loading is facilitated via a service corridor to the rear leading to the schemes service bay.

## Accommodation

Ground Floor Sales	111 sq m	1200sq ft
Mezzanine		
Sales/Ancillary	61.15 sq m	658 sq ft

## Rental

Rental offers in the region of £38,000 pa exclusive are invited exclusive of rating service charge and VAT.

## Business Rates

Shop and Premises

Rateable Value	£25,250
Rates Payable 2018/2019	£12,120

## Service Charge

The service charge for the current financial year is £3,767.56 p.a exclusive of VAT subject to variation.

## Legal Costs

Each party is to be responsible for their own legal costs incurred in any transaction.

## EPC

Available on request.

## Viewing

Strictly by appointment with the joint agents:-

**Jon Rowley**  
**Rowley Hughes Thompson**  
Direct Tel: 0121 212 7801  
Email: [jonr@rhtretail.co.uk](mailto:jonr@rhtretail.co.uk)

**Mark Hillier**  
**DMR**  
Tel: 0207 794 9527  
Email: [mhillier@dmrproperty.co.uk](mailto:mhillier@dmrproperty.co.uk)

**Date Revised: OCTOBER 2018**  
**All transactions are stated exclusive of VAT.**  
**SUBJECT TO CONTRACT**



Site Plan (Not to Scale)



Location Plan