



ROWLEY HUGHES THOMPSON

PROPERTY CONSULTANTS

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On the Instructions of Hammerson

SHOP TO LET – SUBJECT TO VACANT POSSESSION

9 THE SQUARE SHOPPING CENTRE, BIRMINGHAM

Location

The Square Shopping Centre is situated in the heart of Birmingham City Centre retail area in between High Street and Corporation Street. The scheme is anchored by B & M and the Oasis Market.

The subject premises are situated in the heart of the Shopping Centre nearby retailers include **Shoe Zone** and **Greggs**.

Accommodation

The property comprises a retail premises on ground floor only with the following approximate areas:-

Ground Floor Sales	74.2 sq m	798.69 sq ft
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Tenure

There will be a rolling Landlord development break clause from January 2021.

Rating Assessment

Rateable Value	£9,900
Rate in £ (2019/2020)	49.1p

This information is for guidance purposes only. Interested parties are advised to make their own enquiries with the relevant charging authority to confirm rates payable and whether any transitional relief applies.

Rental

Rental offers in the region of £18,500 pa exclusive are invited exclusive of rating, service charge and VAT.

Service Charge

For the year 19/20 £7,120.

EPC

Available on request.

Legal Costs

Each Party are to be responsible for their own legal costs.

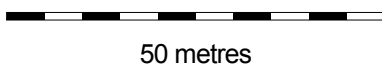
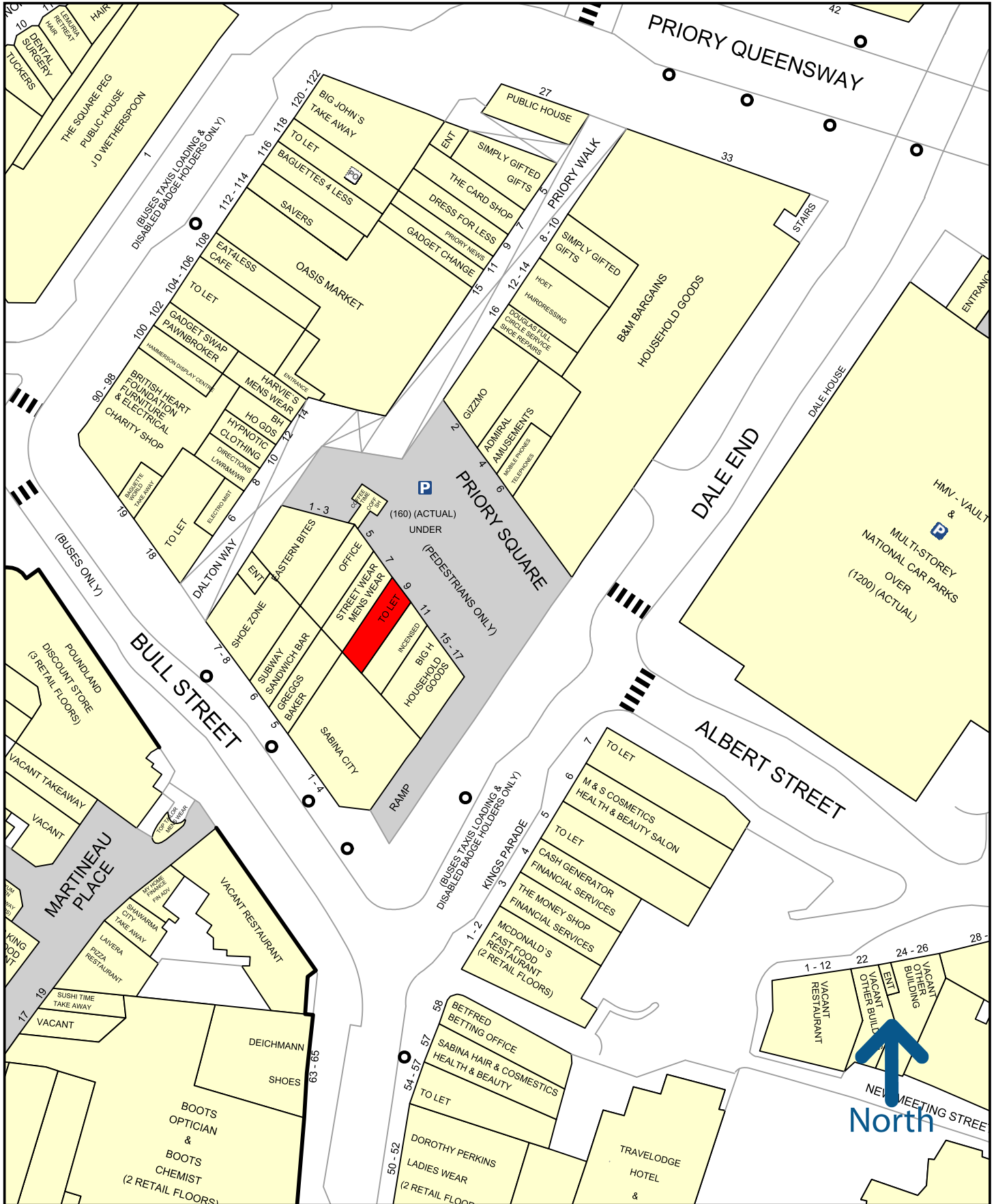
Viewing strictly by appointment with the joint agents:-

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Date prepared: August 2019 transactions are stated exclusive of VAT. Subject to Contract.

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Experian Goad Plan Created: 16/08/2019
Created By: RHT

