



ROWLEY HUGHES THOMPSON

PROPERTY CONSULTANTS

0121 212 7800 | www.rhtretail.co.uk | 3 EDMUND GARDENS 117 EDMUND STREET BIRMINGHAM B3 2HJ



TO LET

SELF CONTAINED FIRST FLOOR ACCOMMODATION WITH ENTRANCE FROM NEW STREET

65 NEW STREET BIRMINGHAM B2 4DU SUITABLE AS A VARIETY OF USES UNDER CLASS E OR AS OFFICES

Location

New Street continues to be one of the busiest parts of Birmingham shopping areas being the main link between Victoria Square and the Bull Ring. Over the past few years this area has attracted itself as an A3 location and attracts both shoppers and office workers feeding from Bennetts Hill and Temple Street.

This section of New Street also forms part of the circuit from the City Centre, Brindley Place and Broad Street bars, restaurants and offices.

The subject premises are situated adjacent to **Second Cup** and **Wildwood** opposite to **Byron & Wagamama**.

Accommodation

First Floor	1,500 – 6,900 sqft	139 – 641 sqm
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Lease

The property will be available by way of a new lease for a term of years to be agreed.

Rental

Offers based on £17.50 per sq.ft. are invited.

Service Charge

A service charge will be levied to cover the cost of the services provided by the landlord and will be approximately £4.50 per sq.ft.

Rating Assessment

Rates Payable 2020/21 - £4.89 per sq.ft.

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.

EPC

The property has been graded as C-75

Legal Costs

Each Party are to be responsible for their own legal costs incurred within the proposed transaction.

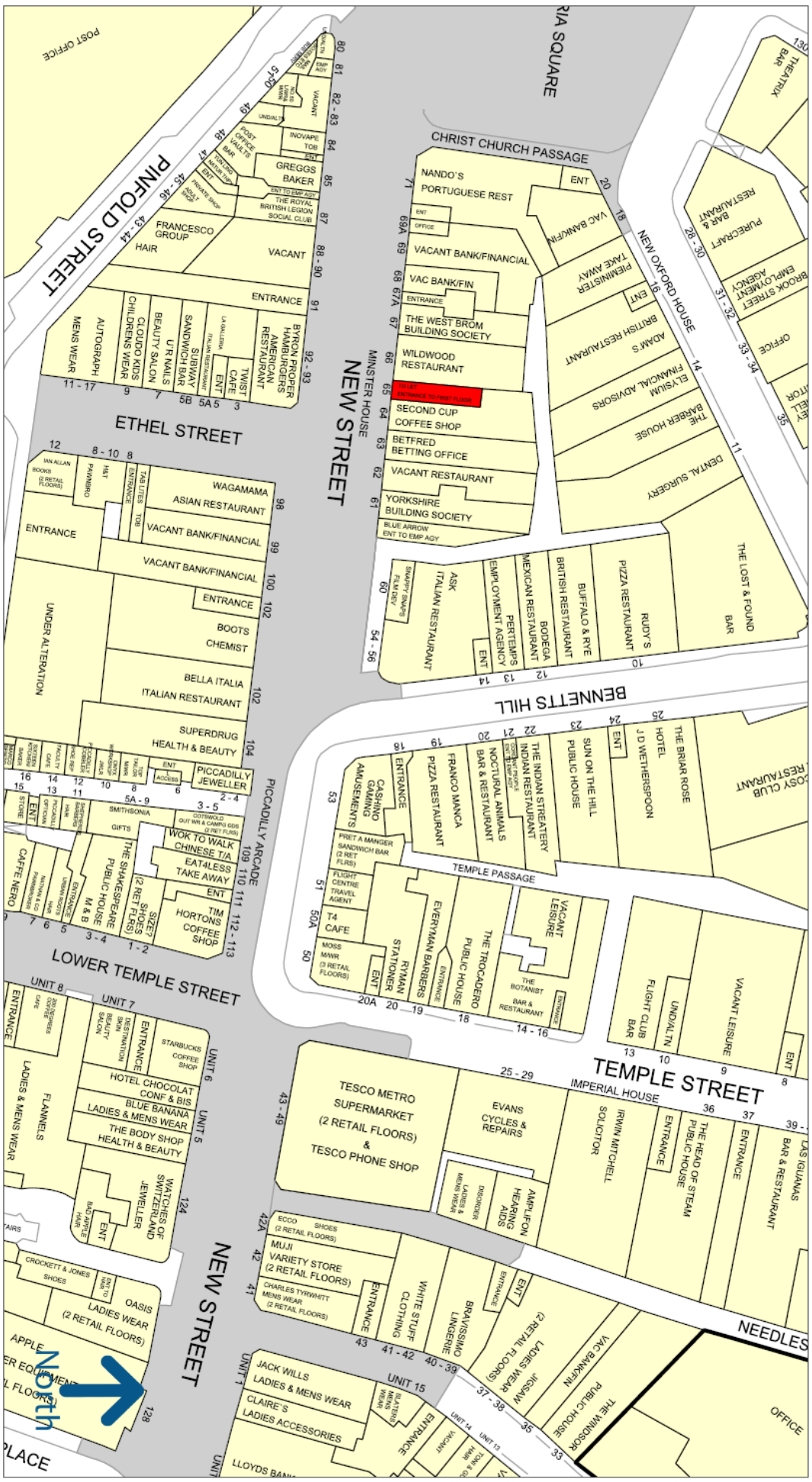
Viewing

Strictly by appointment with the joint agents:

Ian Hughes
Rowley Hughes Thompson
Mobile: 07795 147434
Email: ianh@rhtretail.co.uk

JLL
Tel: 0121 643 6440

Date prepared: April 2021. Transactions are stated exclusive of VAT,
Subject to Contract



50 metres



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