



# ROWLEY HUGHES THOMPSON

PROPERTY CONSULTANTS

0121 212 7800 | [www.rhtretail.co.uk](http://www.rhtretail.co.uk) | 3 EDMUND GARDENS 117 EDMUND STREET BIRMINGHAM B3 2HJ



## TO LET

## SUBJECT TO VACANT POSSESSION

**63 NEW STREET  
BIRMINGHAM B2 4DU**

### Location

New Street continues to be one of the busiest parts of Birmingham pedestrianised retail area being the main link between Victoria Square and the Bull Ring. Over the past few years this area has transformed itself into an A3 location and attracts both shoppers and office workers feeding from Bennetts Hill and Temple Street. The subject premises are situated on the North side of New Street, adjacent to the former **Costa (under offer) and Second Cup**.

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

### Accommodation

<b>Ground Floor Sales</b>	<b>1655 sqft</b>	<b>154 sqm</b>
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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 in the region of £80,000 per annum exclusive are invited.

### Rating Assessment

Rateable Value £94,500

Rates multiplier – 51.2p in the pound

Rates Payable 2020/21 - £48,384

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 or not any transitional relief applies.

### EPC

Available on request

### Legal Costs

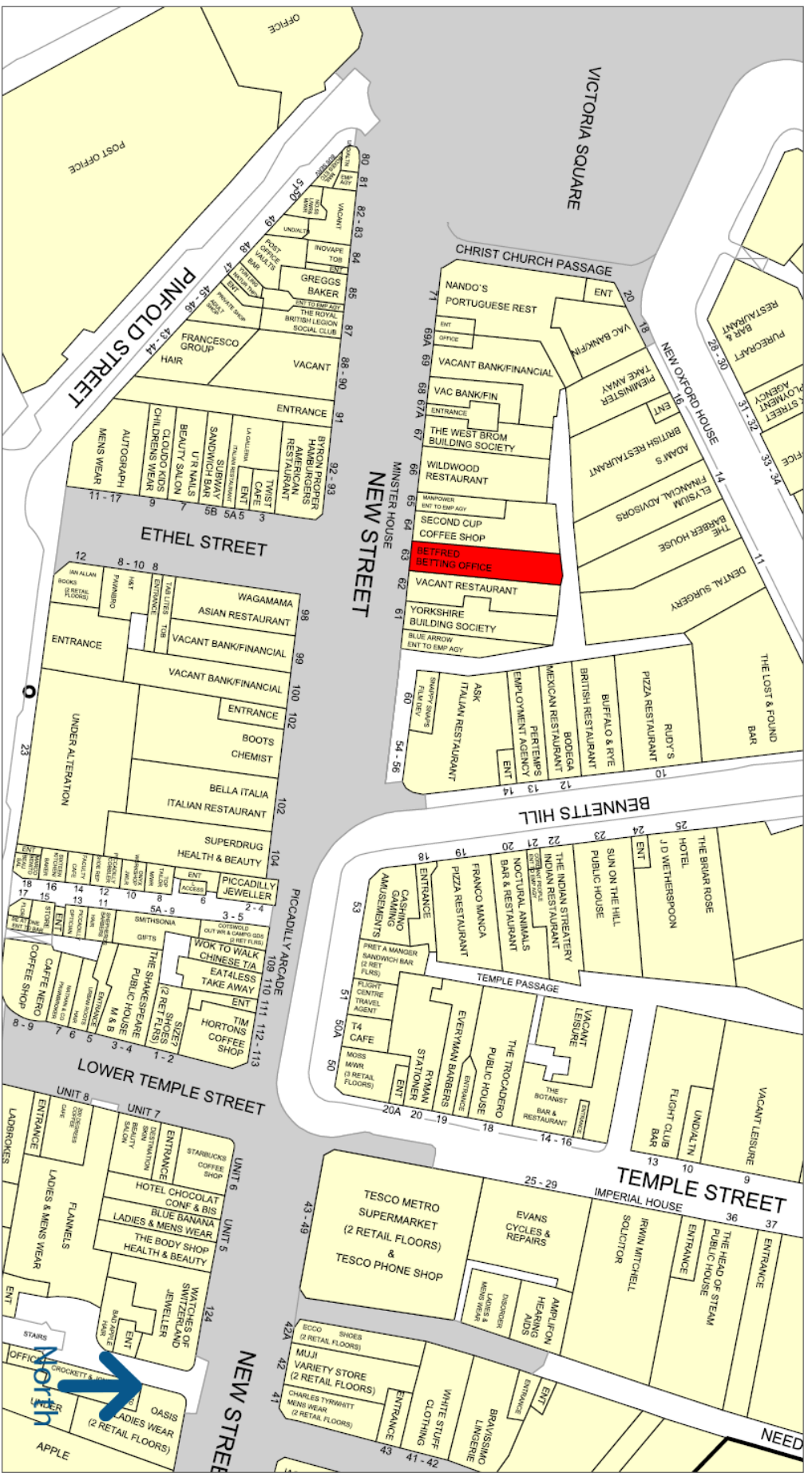
Each Party are to be responsible for their own legal costs incurred within the proposed transaction.

### Viewing

Strictly by appointment with the sole agent:

Ian Hughes  
Rowley Hughes Thompson  
Mobile: 07795 147434  
Email: [ianh@rhtretail.co.uk](mailto:ianh@rhtretail.co.uk)

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



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50 metres



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