



# ROWLEY HUGHES THOMPSON

PROPERTY CONSULTANTS

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## PRIME RETAIL UNIT TO LET

**25-26 HIGH STREET  
KIDDERMINSTER  
DY10 2DY**

### Location

The prime intown retail pitch within Kidderminster is currently High Street and Vicar Street and the subject premises are situated in a very prominent corner position on the junction of both.

Vicar Street leads down to Weavers Wharf which has open plan parking and a range of multiple retailers including **Marks and Spencer, Next, Boots, T K Maxx and Sports Direct.**

Nearby retailers to the subject unit include **Pavers Shoes & Leading Labels, H Samuel, Superdrug, Argos, EE** and **WH Smith** to name a few.

### Accommodation

The premises provide self contained accommodation at ground floor only, comprising:-

Retail and storage      2,024.6 sq ft      188.1 sq m

### Tenure

The premises are available on a new full repairing and insuring lease for a term to be agreed.

### Rent

£48,000 per annum exclusive.

### Rating Assessment

Rateable Value	£45,000
Rate in the £ (21/22)	49.9p
Rates Payable	£22,455

### EPC Rating

EPC is available on request.

### Costs

Each party is to be responsible for their own legal and all other professional costs incurred in the transaction.

### Viewing

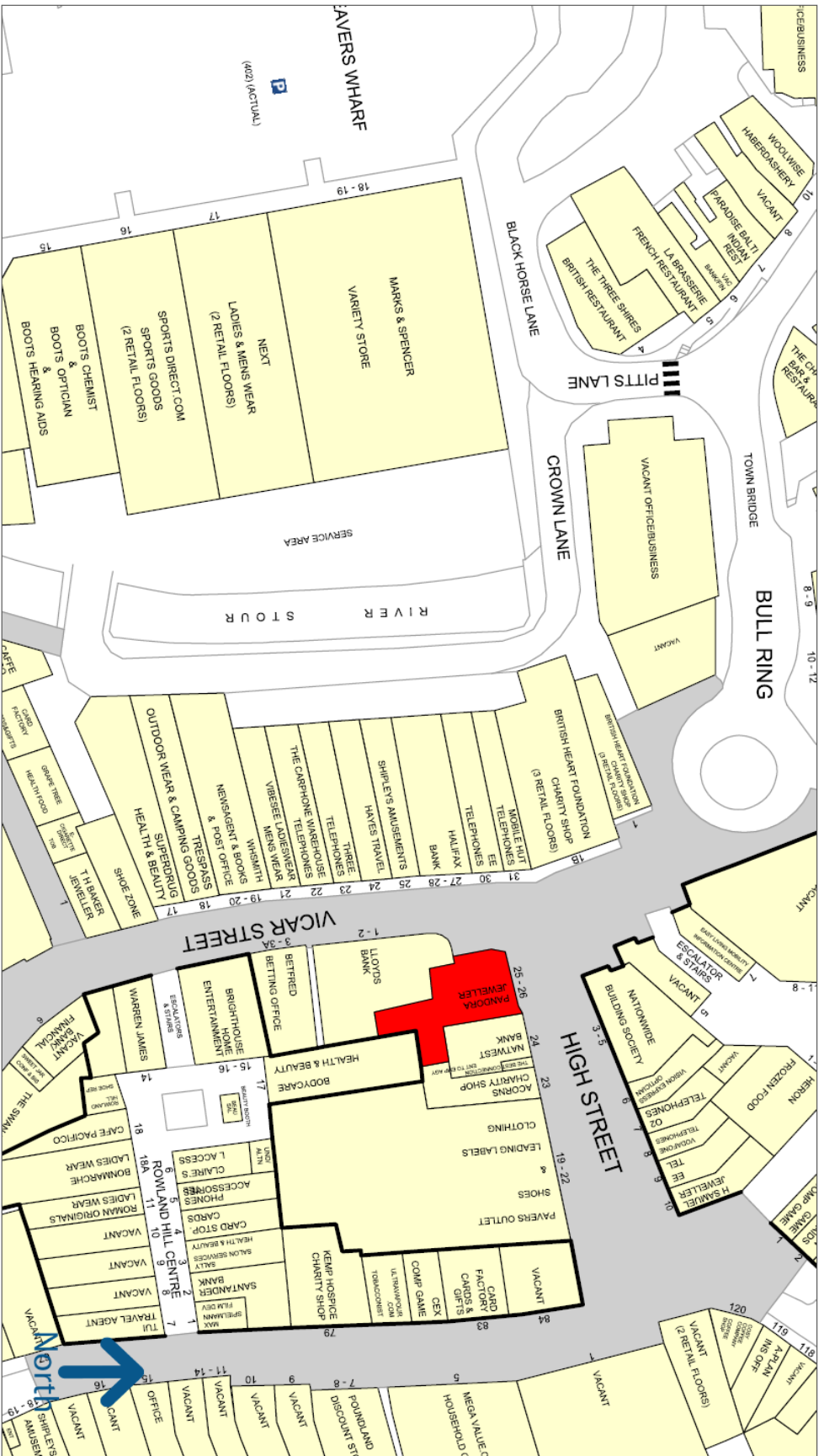
Strictly by appointment with the sole agent:-

**Ian Hughes**  
**Rowley Hughes Thompson**  
Mobile: 07795 147 434  
Email: [ianh@rhtretail.co.uk](mailto:ianh@rhtretail.co.uk)

**All transactions are stated exclusive of VAT.**

**SUBJECT TO CONTRACT**

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



50 metres



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