

FRANCHISE FOR SALE

BIRMINGHAM: 618 WASHWOOD HEATH ROAD, BIRMINGHAM, B8 2HG



LOCATION

Birmingham is the UK's second city and the administrative centre of the West Midlands. It lies at the heart of the national motorway network with the city being bounded by the M5, M6 and M42 motorways.

The property is situated on Washwood Heath Road at its junction with St Margaret's Road in the Ward End area of Birmingham. The Washwood Heath Road is a main arterial route connecting Satley with Hodge Hill. The immediate area is a mixed commercial and residential locality with a number of national and local occupiers represented in the area.

DESCRIPTION

The premises provide a two storey retail unit, incorporating an aluminum framed shop front with double glazed windows. The accommodation provides a open plan sales area with a rear storeroom.

ACCOMODATION

The accommodation comprises as follows:-

	Sq.m	Sq.ft
Ground Floor Sales	67.9	731
Central Foyer	14.2	153
Cold Room	4.6	50
Storeroom	108	1,163
TOTAL	190	2,045

All areas and dimensions given are approximate.

TENURE

A new full repairing and insuring lease would be granted with a term to be negotiated

RENT

An initial sum for the franchise is required which includes all fixtures and fittings
Rent per annum - upon application

RATES

According to the Valuation Office Non-domestic Rating list 2017, the following rateable values apply:- RV – **£5,528.00**

SERVICES

Interested parties are advised to make their own enquiries on services available at the property.

LEGAL COSTS

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

CONTACT

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OUR SERVICES:

- ACQUISITION & DISPOSAL
- PROPERTY MANAGEMENT
- ASSET MANAGEMENT
- INVESTMENT
- LANDLORD & TENANT
- DEVELOPMENT
- RATING

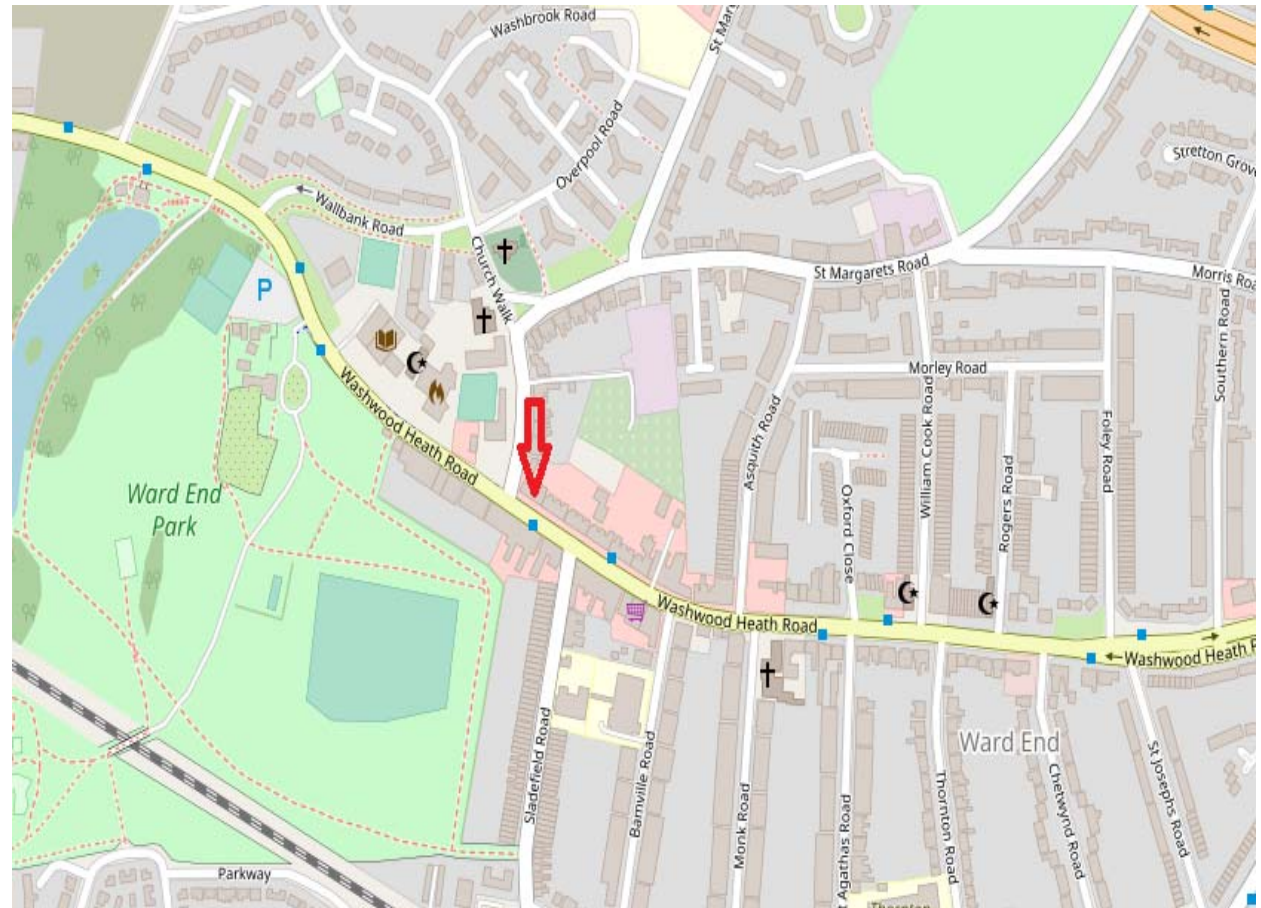
Misrepresentation Act 1967

Whilst all the information in these particulars is believed to be correct, neither the agents nor their clients guarantee its accuracy, nor is it intended to form part of any contract. All areas quoted are approximate.

Finance Act 1989

Unless otherwise stated, all prices and rents are quoted exclusive of Value Added Tax (V.A.T.). Any intending purchasers or lessees must satisfy themselves independently as to the incidence of V.A.T. in respect of any transaction.

Date: April 2020



SUBJECT TO CONTRACT

Tel: 0121 344 4449

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