



UNIT B1111

**Bromsgrove Street
Birmingham
B5 6NU**

Local Occupiers Include



DESCRIPTION

The Arcadian located in China Town is one of Birmingham's prime leisure destinations, with hotel, bar, and food operators trading together in an attractive and vibrant part of the city.

Nearby operators include The Hippodrome Theatre, Ibis Hotel, Las Iguanas, as well as an array of quality independent bars and restaurants. The scheme benefits from a dedicated car park of over 520 spaces. The subject property comprises a former bar arranged over ground and first floor with an outdoor terrace seating area.

UNIT SIZE

Ground Floor + Terrace: 4,350 sq.ft (404.12 sq.m)

First Floor: 2,400 sq.ft (222.96 sq.m)

Total Area: 6,750 sq.ft (627.09 sq.m)

UNIT RENT

£115,000 + VAT per annum exclusive

BUSINESS RATES

Rateable Value: £78,500

SERVICES

All mains services are available.

SERVICE CHARGE & INSURANCE

Service Charge: £23,103 + VAT per annum

Insurance: £1,547 + VAT per annum

ENERGY PERFORMANCE

Further information available upon request.

PLANNING

Subject to planning. It is the ingoing tenant's responsibility to verify that their intended use is acceptable to the Local Planning Authority.

LEGAL COSTS

Each party is responsible for their own legal costs in connection with the granting of a lease.



50

Total Retail Units On-Site

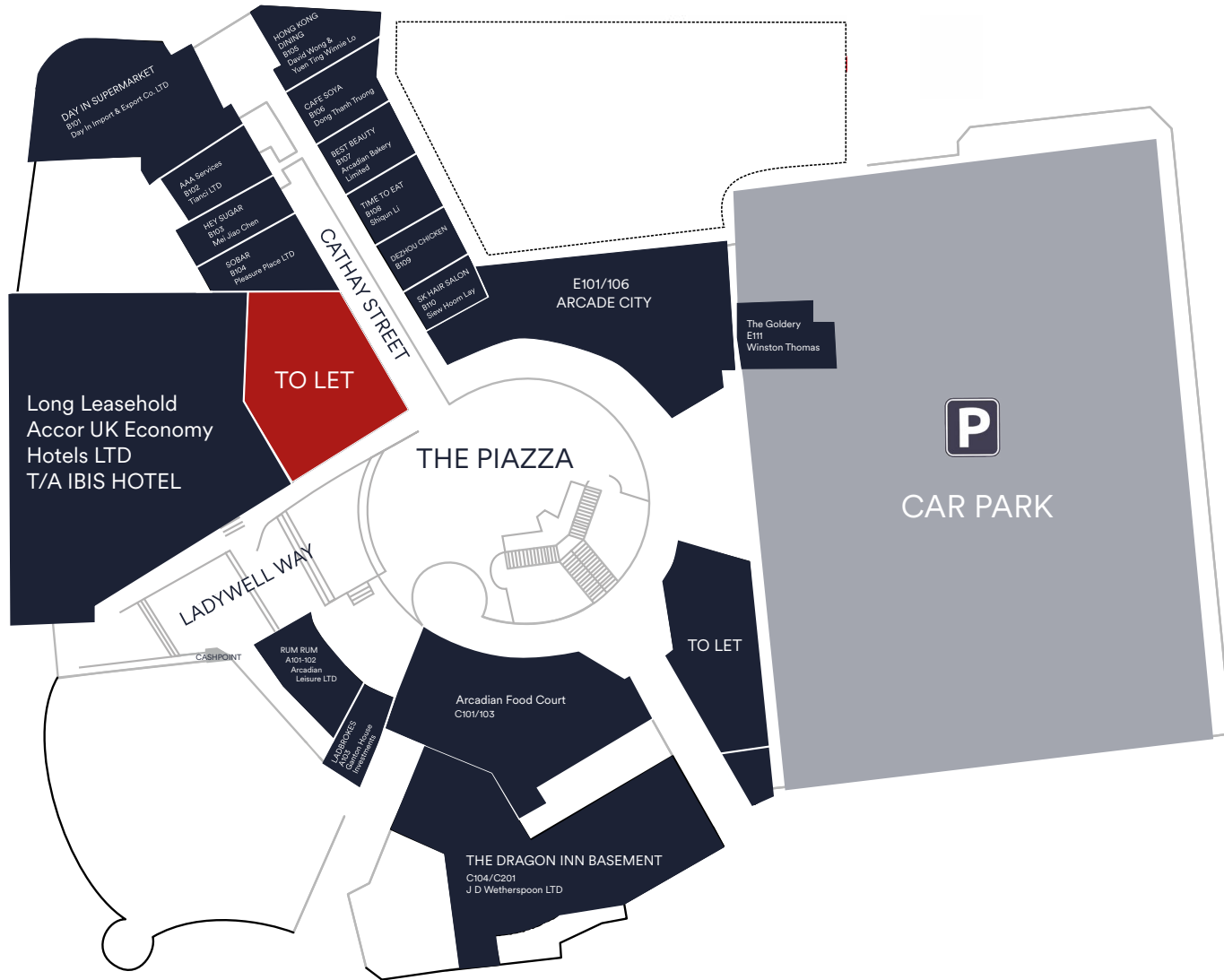


6,750 sq.ft

Unit Area



What Three Words
cases.page.city



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Viewing
Strictly via prior appointment
with the appointed agent

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