

TO LET

2 UNICORN HILL, REDDITCH, B97 4QN



940 SQ FT (87 SQ M)

PROMINENT RETAIL PREMISES

- 626 SQ FT GROUND FLOOR AND 314 SQ FT BASEMENT.
- HEART OF TOWN CENTRE.
- SUITABLE FOR A VARIETY OF USES STPP.
- PROMINENT CORNER POSITION.
- KITCHEN AND W/C FACILITIES.
- NEW LEASE.

£15,000 PER ANNUM

(NO VAT)

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Redditch is a popular, successful town enjoying particularly good road communications (i.e. to and from major roads and motorways) and an absence of traffic queuing.

Unicorn Hill links Bromsgrove Road with Church Green and is part of the prime professional sector of Redditch, near to Banks and Building Societies.

The premises benefits from a prominent corner position with on-street parking and public transport within easy access with Redditch Train and Bus Station both within close proximity.

The unit comprise a ground floor retail unit with return frontage of some 626 Sq Ft (58 Sq M) plus a basement extending to approximately 314 Sq Ft (29 Sq M). It also benefits from kitchen facilities and a W/C.

RENT

£15,000 Per Annum (NO VAT).

RATEABLE VALUE

£7,100

SERVICE CHARGE

N/A

EPC

E (103)

TENURE

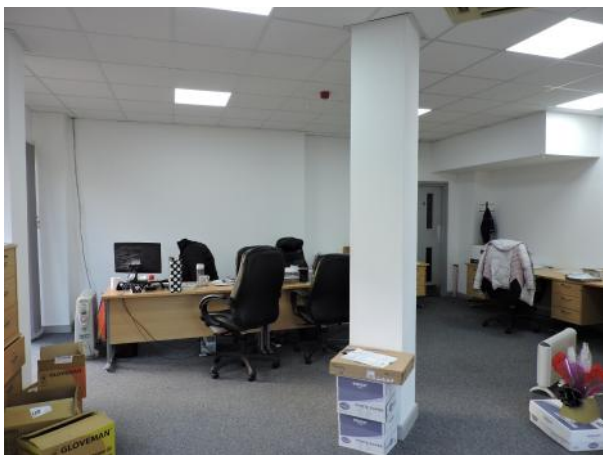
A new Business Lease for a term of 3 or more years.

LEGAL FEES

Each party to bear their own fees.

VIEWING

Strictly by appointment with our office - 01527 584 242.



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