

TO LET

SALON PREMISES



487 SQ FT (45 SQ M)

REAR 170 STUDLEY ROAD, REDDITCH, WORCS, B98 7HL

- 487 SQ FT
- REAR OF POST OFFICE
- PARKING
- CONVENIENT LOCATION
- NEW LEASE
- GROUND FLOOR

RENT: £7,500 PER ANNUM
(NO VAT)

REAR 170 STUDLEY ROAD, REDDITCH, WORCESTERSHIRE, B98 7HL

LOCATION

The property comprises a Ground Floor Salon located in a convenient yet discrete and secluded location at the rear of Studley Road Post Office in Greenlands, an established residential area close to Redditch Town Centre.

DESCRIPTION

The accommodation is arranged as:

- a) Salon 1 – 137 sq ft currently fitted with two hair cutting stations.
- b) Kitchenette
- c) WC
- d) Salon 2 – 272 sq ft arranged as four hair cutting stations and two back washers.

The accommodation is fitted to a reasonable standard including fluorescent lighting and electric heating.

The total net internal floor area is 487 sq ft.

RENT

£7,500 per annum.

RATEABLE VALUE

£5,100 - 100% Per Cent Small Business Allowance Available.

EPC

TBC

TENURE

New Business Lease for a term of 3, 4 or 5 years.

SERVICES

All main services are available.

VIEWING

Strictly by appointment with our office - 01527 584 242.



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