

TO LET RETAIL/LEISURE OPPORTUNITY

Aston Place, Arena Central
Birmingham, B1 1FU



LOCATION

Aston Place occupies a prime trading location within the prestigious Arena Central development. Lying within Birmingham's city centre Enterprise Zone, this landmark development sits at the heart of this vibrant new residential and commercial centre.

The property is located within a 5 minute walk from Birmingham New Street Station and The Mailbox and in close proximity to the Paradise development and The Mailbox. The site is set to benefit from over 6,000 local employees working from the new HMRC Midlands Regional Hub and HSBC's new national head office with 324 residential apartments directly above.

DESCRIPTION

The opportunity comprises a ground floor retail/leisure unit of approximately 4,065 sq ft (377.65m²), suitable for a variety of uses, with frontages onto both Holliday Street and the Crowne Plaza Hotel.

ACCOMODATION

The premises comprise of the following approximate floor area:

Ground Floor Sales: 377.65m² 4,065 sq ft

TENURE

The premises are to be made available by way of a new Full Repairing and Insuring lease for a term of years to be agreed, subject to 5 yearly upward only rent reviews.

EPC

A copy of the Energy Performance Certificate can be made available upon request.

RENT

Price on application (exclusive of rates, service charge and VAT)

SERVICE CHARGE

Further information available upon request.

RATEABLE VALUE

The premises are yet to be assessed for rating purposes and we recommend interested parties make their own enquiries via the Valuation Office (www.voa.gov.uk).

PLANNING

The property has consent for uses within Class E (A1/A2/A3).

VAT

VAT is applicable.

LEGAL COSTS

Each party is to be responsible for their own legal costs incurred in this transaction.

ANTI MONEY LAUNDERING

In accordance with Anti-Money Laundering Regulations, two forms of ID and confirmation of the source of funding will be required from the successful applicant.

VIEWINGS

Strictly by appointment with the Sole Retained Agents

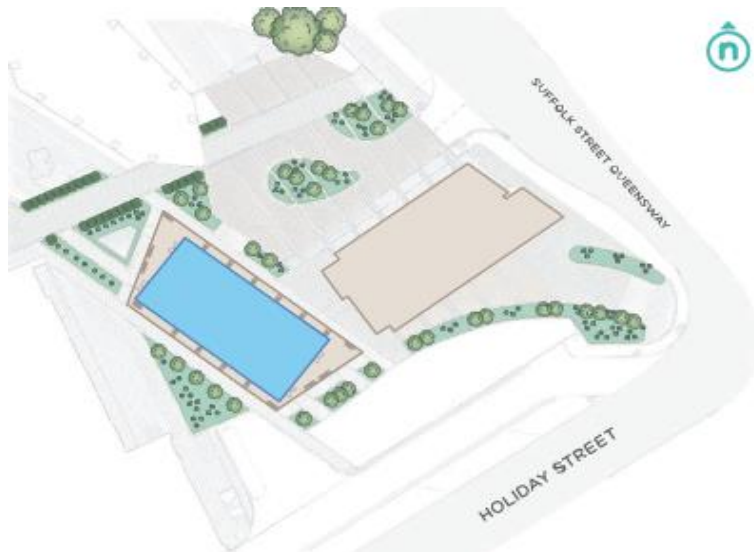
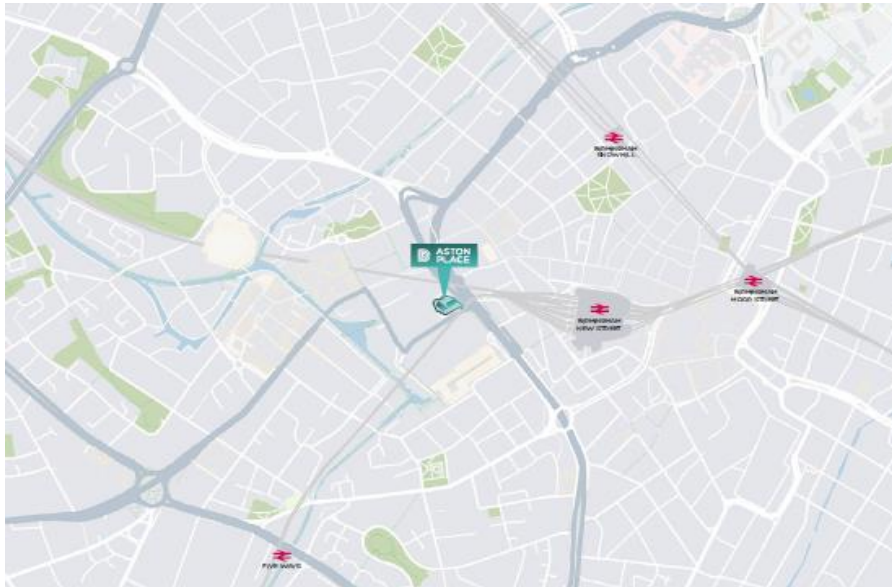
**TRANSACTIONS ARE STATED EXCLUSIVE OF VAT
SUBJECT TO CONTRACT**


CREATIVE RETAIL
PROPERTY CONSULTANTS

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