



547 Bloxwich Road, Walsall, WS3 2XD

£550 Per month





Vintage TEA ROOM

RE/MAX Elite Estate Agents Sales & Lettings
Tel: 01922 277911 www.remoxlocalestateagents.co.uk



The Vintage Tea Room and Cafe
Breakfast, Lunch and Dinner all cooked fresh to order.
Sunday lunch and in the evening we deliver.
Beds and apartments now available with 90000 net.
Open 7 days a week, 7.30am to 8pm. Free local delivery 01922 277911



547 Bloxwich Road

Walsall, WS3 2XD

- Street-front display windows
- Close to amenities
- high visibility
- Vibrant pedestrian area
- Suitable for various business
- Lease term negotiable

547 BLOXWICH ROAD - COMMERCIAL LEASE OPPORTUNITY

Deposit: £1650 required = 3 Months Rent

Lease: Negotiable (Only realistic terms will be considered)

Seize the chance to establish your business in a prominent location at 547 Bloxwich Road. Offered for lease with negotiable terms, this former "Vintage Tea Room" is a blank canvas awaiting a new business venture in a dynamic area known for its foot traffic.

RATING DATA: (based on information sourced from the Valuation Office Agency website):

Rateable Value: £2200

Description: Retail Space and Premises

Note: Eligibility for Small Business Rate Relief is possible. Prospective tenants should inquire directly with the Local Authority to understand the benefits available to them.

This premise falls under Use Class A3, making it ideal for establishments focused on "the sale of food or drink for consumption.

COSTS: The Tenant is to be responsible for the Landlord's reasonable legal expenses in connection with the preparation of the Agreement.

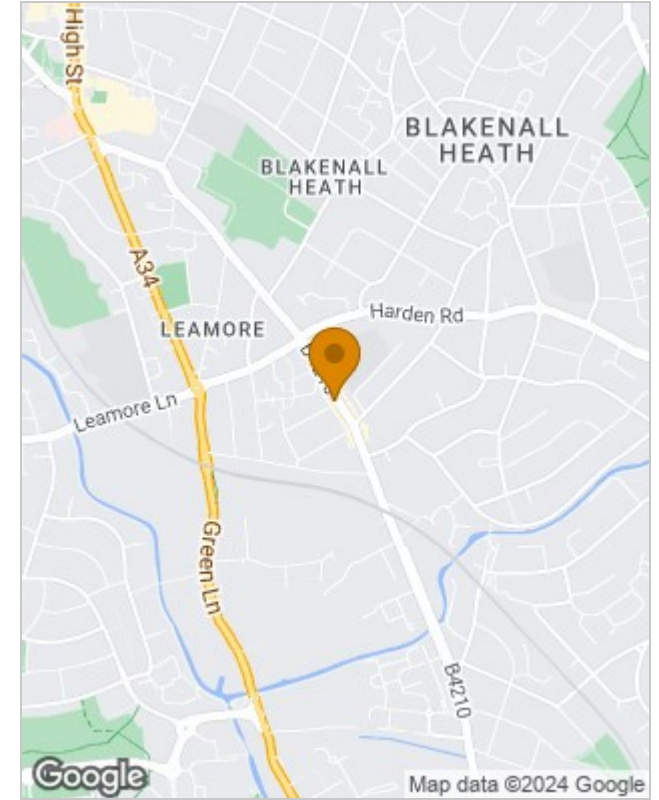


Directions

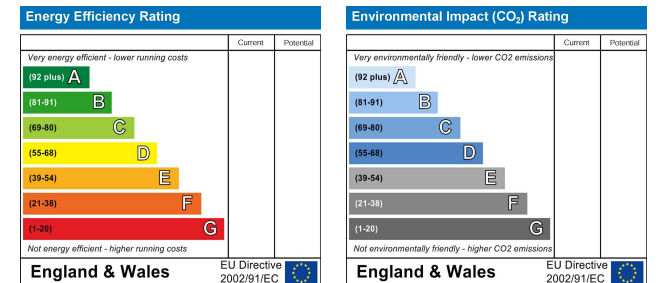
Floor Plans



Location Map



Energy Performance Graph



Viewing

Please contact our RE/MAX Elite Lettings - David Wainwright Office on +44 (0) 1922 322988 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.