

# To Let



**273 Soho Road, Birmingham, West Midlands,  
B21 9SA**

## RETAIL UNIT TO LET

- Retail unit on busy main Soho Road (A41)
- Significant levels of passing trade
- 1,597 sq. ft. over two floors
- Flexible lease terms
- Quoting rent £35,000 per annum exclusive

Viewings and further information:  
call us on **0121 525 0600**

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# To Let

## 273 Soho Road, Birmingham, West Midlands, B21 9SA

### Location

The unit benefits from high levels of footfall and is surrounded by an abundance of other retail shops, including some large blue chip retailers and a high density of ethnic food stores and businesses.

Situated within a prominent and highly visible trading position, the property is approximately 2 miles north west of Birmingham City Centre & to the east and Junction 1 M5 (within 2 miles) to the West. The Soho Road A41 being a main arterial route from Birmingham City Centre to Junction 1 of the M5 Motorway.

### Description

273 Soho Road offers 1,000 sq ft of main retail space on the ever busy Soho Road, Birmingham, and over 500 sq ft of first floor storage/office space. With significant levels of passing trade and good accessibility from Birmingham and the surrounding region, the unit is well positioned. The unit will be suitable for a variety of uses (STP) and benefits from clearly visible signage from the Soho Road, offering exceptional exposure.

### Accommodation

Ground Floor – approx. 1,000 sq. ft. of retail space  
First Floor – approx. 500 sq. ft. of ancillary storage space

### Tenure

Leasehold

### Price

To let - £35,000 per annum exclusive.

### Lease Terms

Available on flexible lease terms

### Business Rates

Current rateable value: £19,250

### VAT

All prices and figures are quoted exclusive of any VAT which may be applicable.

### Legal Costs

Each party are to responsible for their own legal costs that may be incurred in this transaction.



### EPC

Available upon request.

### Anti Money Laundering

In accordance with money laundering regulations, two forms of identity and confirmation of the source of funding will be required from the successful tenant.

Viewings and further information:

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