



SHEPHERD

197 Robin Hood Lane, Birmingham, B28 0JE

197 Robinhood Lane is a 500sqft office together with a cellar and enclosed yard, spanning ground and first floors.

Summary

Tenure	To Let
Available Size	502 sq ft / 46.64 sq m
Rent	£9,950 per annum
Service Charge	N/A
Rateable Value	£10,750 Benefits from 100% Small Business Rate Relief
EPC Rating	C

Key Points

- Secure yard
- Ground and first floor
- Kitchenette and W.C
- Dry cellar
- Prominence unto Highfield Road
- Shuttered frontage

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DESCRIPTION

197 Robinhood Lane is a 500sqft two-storey office/retail unit equipped with a secure gated front yard and sub-floor dry cellar. The accommodation provides LED panelled lighting, carpeted flooring and shuttered frontage, heated by a central gas boiler and all benefitting from a prominent position unto Robinhood Lane. The ground floor provides 287sqft of space with the first floor providing 215sqft of accommodation respectively.

LOCATION

The premises are situated on the corner and roundabout of Highfield Road and Robin Hood Lane in Hall Green, on a popular neighbourhood parade serving a significant residential catchment area. The Stratford Road is within easy reach and provides immediate route access into Shirley Town Centre and Solihull, which lies 2 miles to the north. Birmingham City Centre lies some 8 miles North West.

VIEWINGS

To be strictly by appointment with Shepherd Commercial

TENURE

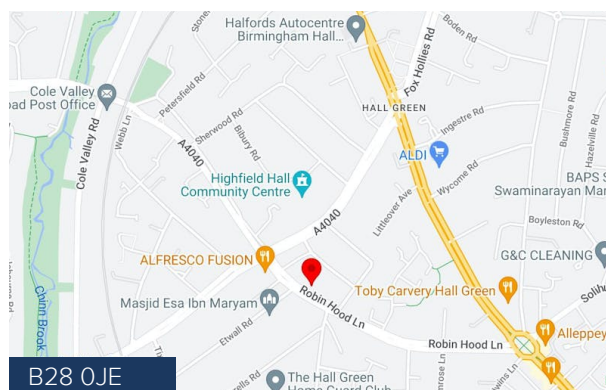
The property is to be offered to the leasehold open market for the sum of £9,950 per annum on a 3 year minimum term framework. The lease will be based upon a FRI basis and will sit outside of the Landlord and Tenant Act 1954.

DEPOSIT

A deposit of 3 months equivalent rent will be applicable.

LEGAL COSTS

Each party will bear their own legal costs in this transaction.



Viewing & Further Information

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