SELLERS
CHARTERED SURVEYORS

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Canalside, 9A Narrowboat Way
Dudley, West Midlands, DY2 0XQ

84 Stafford Street, Willenhall, WV13 1RT

TO LET
RETAIL / SHOP PREMISES

Size
355 sq ft (33 sq m)

Rent
£8,500 per annum excl

http://www.sellers-surveyors.co.uk/qlink1843

Location

The premises are located within an establishes retail parade on Stafford Street, Willenhall.

Description

The ground floor shop benefits from a timber framed shop front, Night Storage Heater and flourescent strip lighting. A store, kitchen and toilet are located to the rear.

Goods access is available from the rear of the building.

Accommodation

(Net Internal Area) approx.

	sq.m.	sq.ft.
Shop	33.0	355.0
Store	7.78	84.0
Kitchen	4.03	43.0
Toilet	-	-

Services

All mains services, except gas, are connected.

Rating Assessment

2017 Rateable Value: £8,500.

2023 Rateable Value: £8,500.

U.B.R. 51.2p in the £ (2023/2024)

Lease Terms

The premises are currently held on a 27 year lease on an internal repairing and insuring basis from 29th September 1997. The next rent view is with effect from 29th September 2009 and every five years thereafter.

Current Rent

£8,500 per annum exclusive.

V.A.T.

V.A.T. may be levied on the rent/service charge.

Legal Costs

Each party to bear their own.

Viewing

Strictly by appointment with Sole Agents - Sellers Chartered Surveyors.

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