



Location

79/84 High Street is located in the heart of Birmingham City Centre, a short distance from the main entrance to the Bullring Shopping Centre and opposite Primark. It is a modern block and presents well.

The subject property is arranged over the second and third floors accessed from the High Street via a double lift and stair core Internally the unit benefits from great natural light and high floor to ceilings

Accommodation

Second Floor	12,969 sq ft	1,205.30 sq m
Third Floor	9,639 sq ft	895.82 sq m
Total	22,608 sq ft	2,101.12 sq m

Lease Term

The property is available by way of a new fully repairing and insuring lease for a term of years to be agreed.

Rent

On application.

Rates

Rateable Value	£197,000
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Service Charge

On application.

VAT

VAT will be applied on all costs.

Energy Performance Certificate

TBC.

Costs

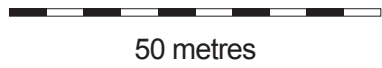
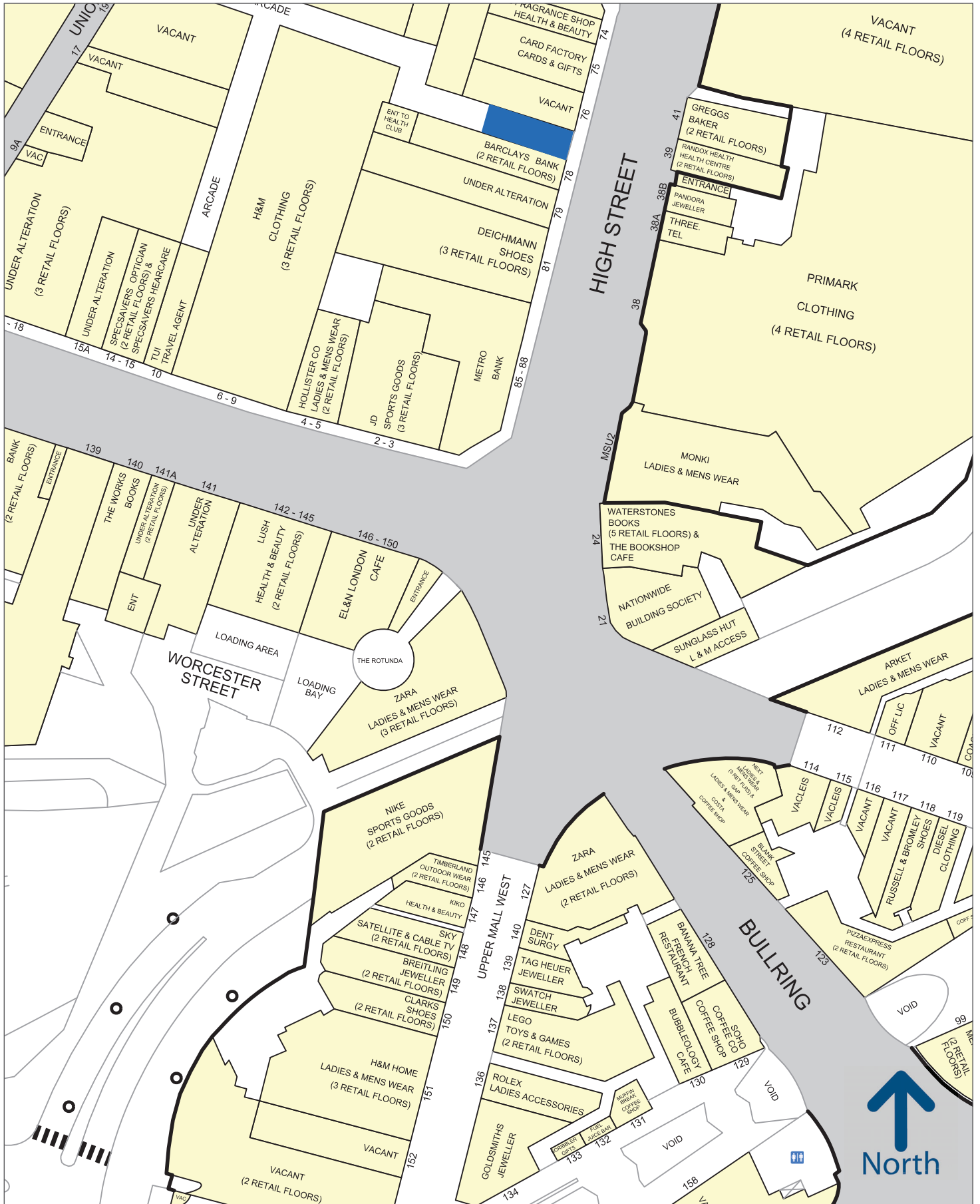
Each party to bear responsibility for their own legal costs incurred in this transaction.

Viewing

Viewings are to be arranged in advance via Sole Agents KLM Real Estate.

Contact

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Experian Goad Plan Created: 30/01/2025
Created By: Kitchen LaRenais Morgan