



74 Darlington Street, Wolverhampton, WV1 4LY

TO LET

RETAIL & LEISURE

Size
934 sq ft (87 sq m)

Rent
£11,000

A2 permission

Good public transport

Location

The property occupies a good location on one of the main roads in Wolverhampton City Centre.

Description

The shop until recently has traded as an Estate Agent benefitting from A2 use and would suit similar uses.

Accommodation (Areas are Approximate)

Ground:

Shop 366 ft² 34.0 m²

Office 145 ft² 13.5 m²

Basement:

Office 126 ft² 11.7 m²

Store 196 ft² 18.2 m²

Store 101 ft² 9.4 m²

TOTAL: 934 ft² 86.8 m²

Car parking may be available.

Rent

£11,000 per annum exclusive.

Lease

A new lease on a full repairing and insuring basis for a term to be agreed.

Business Rates

Rateable Value £7,300

Interested parties are advised to make their own enquiries with the local rating authority to verify the above.

Service Charge

A service charge is applicable.

VAT

V.A.T. will be charged as appropriate.

Viewing

Strictly via the Sole Agents - Michael Tromans & Co LLP.

Subject to Contract.

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50 metres