

10, Temple Street, Birmingham, B2 5BN

New to the Market

Summary

- High footfall location between the prime retail pitch of New Street and the prime office location around Colmore Row
- Wide and prominent frontage
- Seeking retail or restaurant (S.T.P.P)

Location

Temple Street is a key city centre location linking the prime retail pitch and New Street Station with the professional office area of Colmore Row. The pitch has recently boomed with new lettings to The Ivy, Gino D'Acampo, Revolucion De Cuba and The Head of Steam joining existing operators Fumo, San Carlo and The Botanist.

Accommodation

The ground and basement floors are available and provide a net frontage of 47'3 ft and a built depth of 85'8 ft.

The premises provide the following approximate net internal floor areas:

Floor / Unit	Size
Ground	4,017 sq ft
Basement	2,723 sq ft

Lease

A new lease is available for a minimum term of 15 years subject to 5 yearly upward only rent reviews.

Plans

Available upon request

Business Rates

Rates Payable (2018/2019): £55,216

(based upon Rateable Value: £112,000 and UBR: 49.3p)

Viewings

Strictly by arrangement with JLL

Rent

£135,000 per annum

exclusive of rates, service charge and VAT (if applicable).

EPC

This property has been graded as 44 B.



Viewing & Further Information

Viewing is strictly by appointment with:

Ryan Kennedy

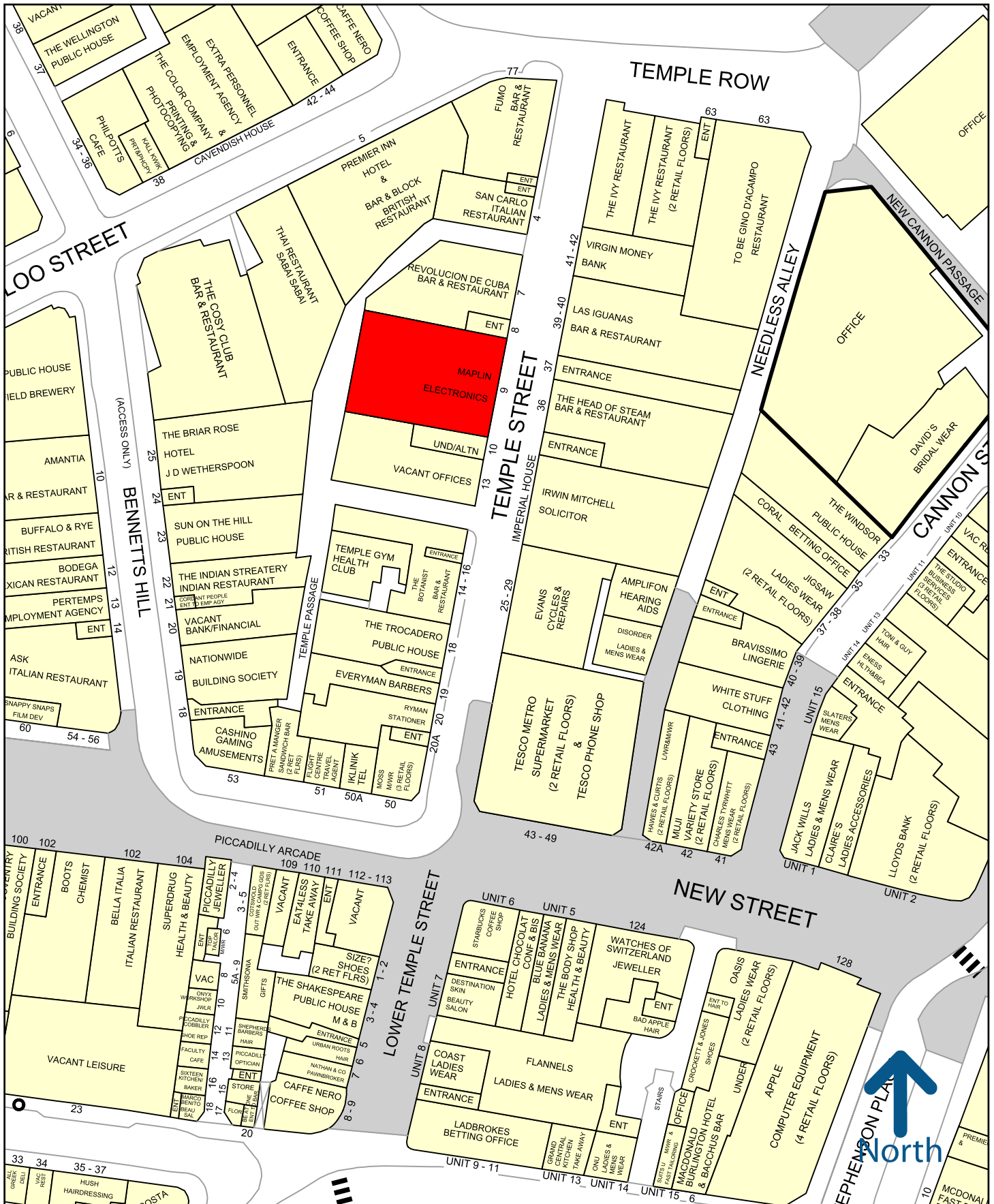
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Experian Goad Plan Created: 01/05/2018
Created By: Jones Lang LaSalle Ltd

