

77A, Caldmore Road, Walsall, WS1 3NR



TO LET

Retail shop

TO LET

Retail Shop

1150 SQFT

(approx)

Caldmore Road, Walsall

Approximately 11.5 miles from
Birmingham City Centre

On road Parking

Close to Walsall Town Centre

Office and W/C included

0121 200 3344

www.propertylink.co.uk

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DESCRIPTION

This property is located close to the Centre of Walsall Town Centre and approximately 11.5 miles from Birmingham City Centre. The property has an office and W/C included. Former MH solicitors.

LOCATION

This property is situated close to junction 9 and 10 of the M6 and the Black Country Route towards Wolverhampton. It is located less than a mile from the centre of Walsall, and approximately 11 miles from Birmingham City Centre.

PLANNING

We understand that the property benefits from B1, B2 and B8 uses; however, we advise the interested parties to make their own enquiries with the relevant authorities.

SERVICE CHARGES

A contribution towards the maintenance costs of the site and a charge for building insurance will be levied.

LEGAL COSTS

The landlord offers a free of charge, easy-in-lease agreement for immediate access to the property. Should solicitors be used, tenants would need to pay the landlord's reasonable legal costs.

RATES

To be assessed by the relevant authority.

AVAILABILITY

The property is available immediately, subject to contract.



TO LET FROM:

1150 sqft

£450 PCM

PROPERTY LINK MIDLANDS LTD
1 Hospital Street, Birmingham B19 3PY
ramansingh@propertylink.co.uk
TEL : 0121 200 3344

Misrepresentation Act.

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