

M

ALL SAINTS

Shard End Crescent, Birmingham, West Midlands, B34 7AZ

Total
Development
13,981 sq.ft
(1,299 sq.m)

Tenants include:



 GREGGS



 Alpha Pharm
your first step in healthcare

BETFRED

- Prime location
- Popular neighbourhood shopping centre
- Free onsite car parking

CREATIVE RETAIL
PROPERTY CONSULTANTS

0121 400 0407

www.creative-retail.co.uk

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ALL SAINTS

A GREAT PLACE TO SHOP

A modern neighbourhood shopping scheme

Shard End Crescent,
Birmingham,
West Midlands,
B34 7AZ

Modern neighbourhood shopping scheme 5 miles east of Birmingham city centre. The shops to let form part of the All Saints Square retail and residential development in Shard End. Anchored by a Midland Co-operative Supermarket, other retailers include – Greggs, Pharmacy, and other independent retailers.

Each unit benefits from the shared car park to the front of the shops.



Free car
parking
on site



Busy
shopping
centre with
12 retail
units

View all available units at
www.lcpproperties.co.uk/all-saints



ALL SAINTS

NEW RETAIL OPPORTUNITIES

immediately available on new lease terms

Total Development
13,981 SQ.FT
(1,299 SQ.M)

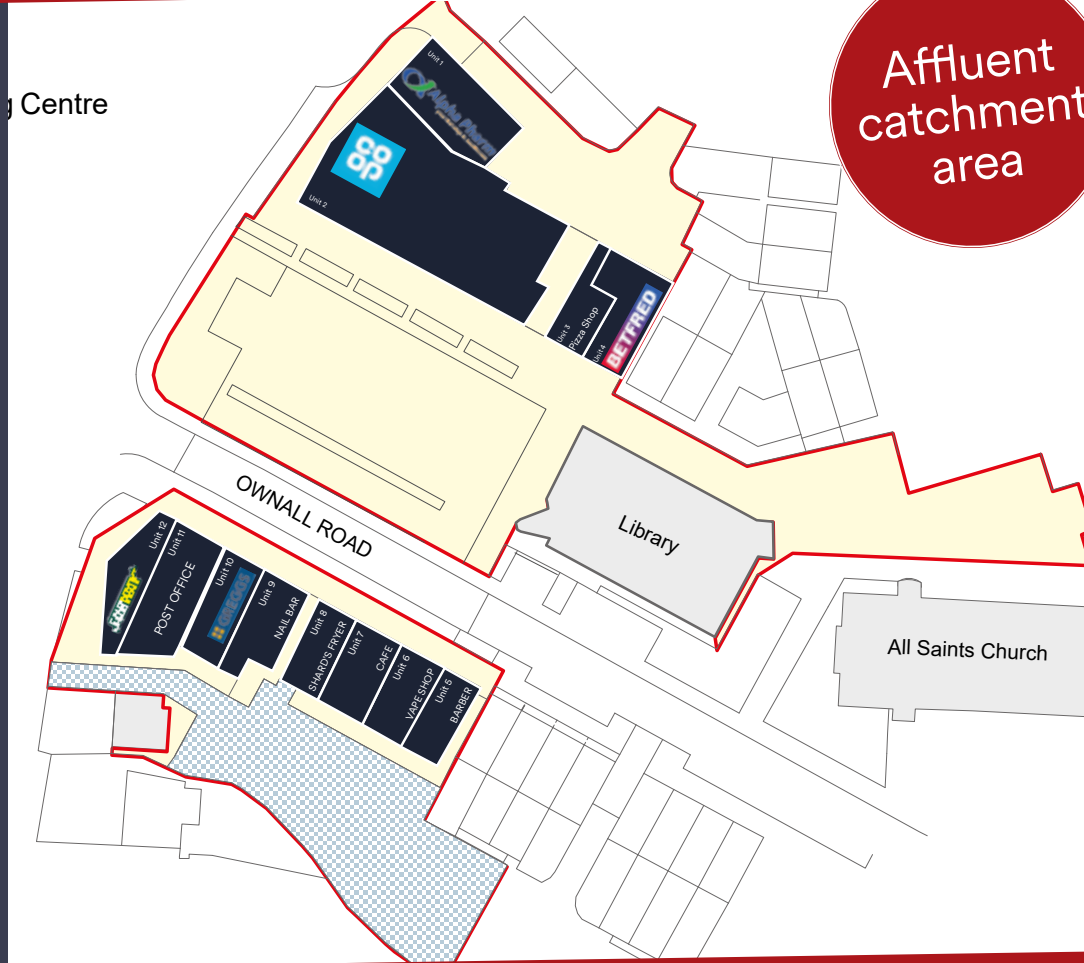
Affluent
catchment
area

DESCRIPTION

M All Saints is made up of 12 retail units, in addition to the retail units M All Saints benefits from a major residential development which consists of 200 residential premises, library and commercial offices. The scheme is anchored by Midlands Co-operative Supermarket. Other tenants include Greggs and Subway.

POSSIBLE USES

It is the incoming tenant's responsibility to verify that their intended use is acceptable to the Local Planning Authority.



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

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ALL SAINTS

PROMINENT RETAIL LOCATION

LOCATION - B34 7AZ

Shard End is an area of Birmingham, England. It is also a ward within the formal district of Hodge Hill. Shard End borders Castle Bromwich to the north and Kinghurst to the east which are situated in the northern part of the neighbouring Metropolitan Borough of Solihull.

Shard End is a busy suburban area located approximately 7 miles to the East of Birmingham City Centre and 4 miles to the North of Birmingham International Airport and Train station. Close to Junction 5 of the M6 motorway.



*Potential occupiers to make own enquiries to clarify accuracy of data



SERVICE CHARGE & INSURANCE

There is a service charge arrangement in place. The Landlord will insure the premises the premiums to be recovered from the tenant.

SERVICES

Electricity and water supplies are laid on with drainage to main sewer.

ENERGY PERFORMANCE

Further information available upon request.

PLANNING

The properties benefit from a multitude of Planning Consent which allows for a wide range of uses including Class E & Sui Generis- subject to planning. It is the incoming tenant's responsibility to verify that their intended use is acceptable to the Local Planning Authority.

LEGAL COSTS

Each party is responsible for their own legal costs in connection with the granting of a lease.

VIEWING

Strictly via prior appointment with the appointed agent:

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PROPERTY CONSULTANTS

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