

hexagon™  
commercial property



- PROMINENT LOCATION
- MODERN ACCOMMODATION
- STRONG TRADING POTENTIAL
- CUSTOMER PARKING AT THE REAR

## RETAIL

712 SqFt ( 66 SqM )

£12,000 per annum plus VAT

5 Heath Lane, Stourbridge, DY8 1RF

# TO LET



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## Description

The ground floor premises is in a prominent location and comprises an excellent sized retail area leading to what the previous tenant has previously been using as a changing room and storage in the past. The property also benefits from free customer parking available at the rear.

## Location

The premises occupies a prominent position on Heath Lane in Oldswinford, around 100 yards away from the busy Hagley Road leading to and from Stourbridge Town Centre (1 mile away).

## Accommodation

Ground Floor Retail area - 36 x 12.10 opening to 16.6 = 462 Sq Ft

Rear stockroom - 14.3 x 12.5 = 177 SqFt

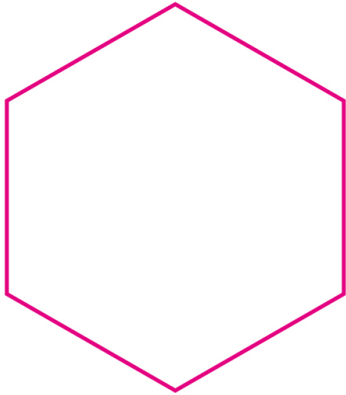
## Rates

Rateable Value - £8,200

Rates Payable - £4,091.80 approx (information provided by the VOA listing)

## Terms

Premises are offered by way of a sub-letting on terms to be agreed.



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[info@hexagoncommercial.co.uk](mailto:info@hexagoncommercial.co.uk)

[www.hexagoncommercial.co.uk](http://www.hexagoncommercial.co.uk)

01384 374888

The Auction House  
87/88 St Johns Road  
Stourbridge  
West Midlands  
DY8 1EH



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