

RETAIL, TRADE COUNTER | TO LET

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REAR OF 187-191 STRATFORD ROAD, SHIRLEY, SOLIHULL, B90 3AU

1,403 SQ FT (130.34 SQ M)

SIDDALL JONES
COMMERCIAL PROPERTY CONSULTANCY

Retail Showroom / Trade Counter with Secure
Off-Road Parking

- NIA 1,403 ft²
 - Quoting Rental £22,500 PA
 - Busy Retail Location
 - Roller Shutter Security System
 - Secure Forecourt Parking
 - WC Facilities
-



DESCRIPTION

The property comprises of a two-storey building of traditional masonry construction surmounted by a pitched tiled roof with dormer windows.

The space comprises of an open plan ground floor showroom / retail premises with additional open plan space located at first floor level.

The building benefits from WC facilities, double glazed windows, alarm system and roller shutter security system.

A small forecourt provides secure off-road parking / storage.

Additional parking is readily available locally.



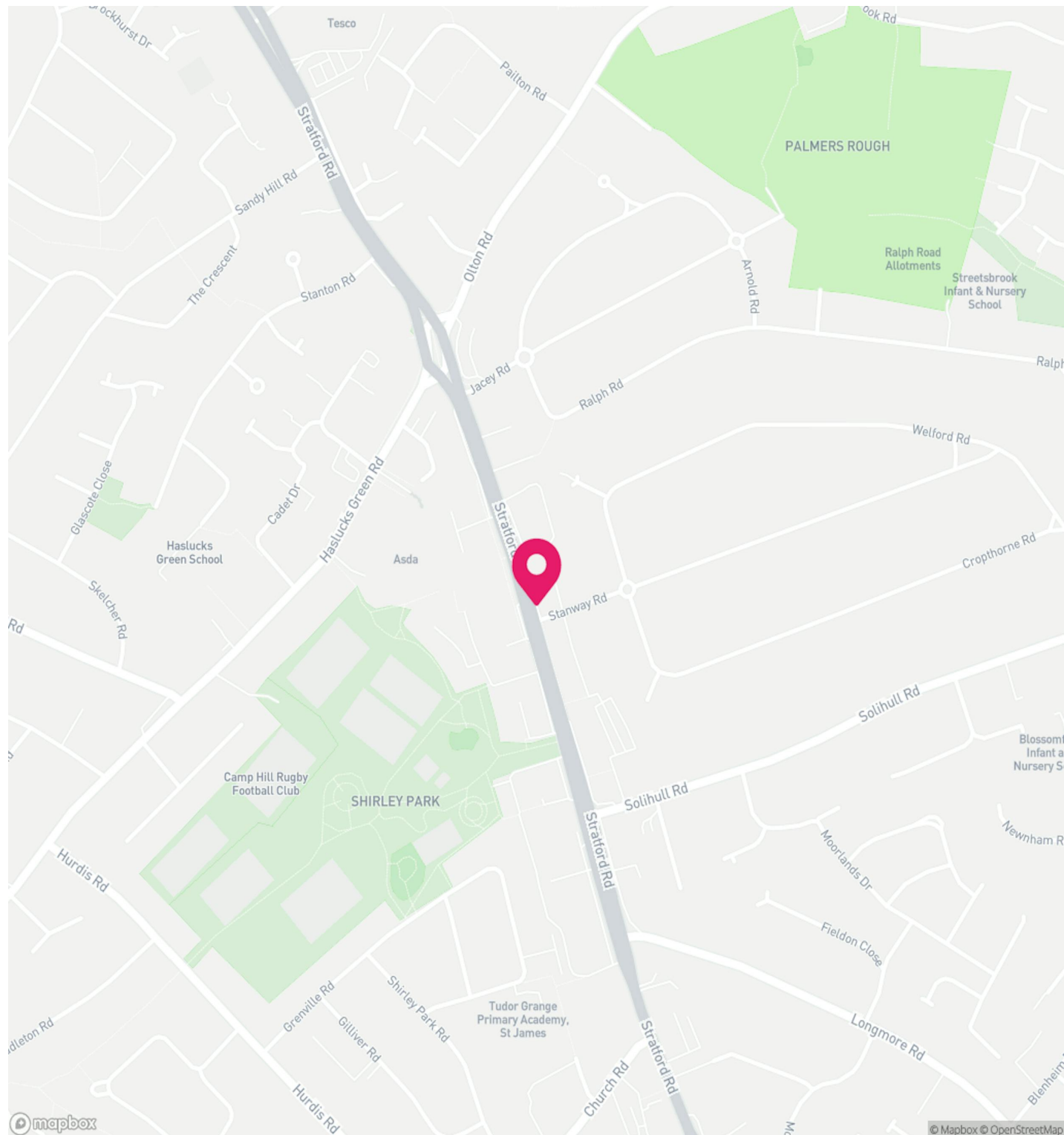
LOCATION

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The property is located to the rear of Stratford Road, in the Shirley area.

The immediate location is a busy retail centre with lots of footfall with local and national retailers represented including Costa, Nandos and Santander.

The building is located to the rear of the main retail parade via a service road which runs between Stratford Road and Stanway Road.



SERVICES

We understand that all mains services are available on, or adjacent to, the subject premises.

The agent has not tested the suitability of the connections and recommends that all interested parties carry out their own investigations.

ENERGY PERFORMANCE CERTIFICATE

Available upon request from the agent.

RATEABLE VALUE

£9,000. Small business rates exemption applies, subject to occupier qualification

VAT

Not applicable

LEGAL FEES

Each party to bear their own costs

LEASE

The property is available to let on a new lease with length to be agreed.

RENT

£22,500 per annum

POSSESSION

Available February 2026

ANTI MONEY LAUNDERING

The successful applicant will be required to provide two forms of ID and proof/source of funds, to satisfy anti-money laundering protocols.

VIEWINGS

Viewings are strictly via the letting agent Siddall Jones.

CONTACT



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