



58-59 Worcester Street
Kidderminster, DY10 1EL

Prominent Retail Investment in Kidderminster Town Centre

3,301 sq ft
(306.67 sq m)

- Freehold
- Established Location
- Wide Frontage
- Current Lease expiry July 2028
- Annual Rent £19,000pa
- Tenant has 10+ Stores

Summary

Available Size	3,301 sq ft
Price	£215,000
Rateable Value	£9,800 RV of £17,250 from April 2026
VAT	Applicable
Legal Fees	Each party to bear their own costs
EPC Rating	Upon enquiry

Location

The Property fronts on to the popular Worcester Street in Kidderminster Town Centre. Worcester Street forms part of the one-way road system servicing the main retail area including the Rowland Hill, Swan and Weavers Wharf Shopping Centres.

The Property is situated within an established mixed-use commercial parade. Notable occupiers in the vicinity include Barclays Bank, Iceland, Coffee 1 and Marks & Spencer. The Property is also close to the Town Hall, Library, Kidderminster College, Tesco Superstore and the Bus and Train Station.

Kidderminster Town Centre benefits from excellent transport links with the Ring Road providing ready access to Birmingham Road (A456) and Comberton Road (A448) with the M5 Motorway approximately 10 miles to the east.

Description

The Property comprises a prominently located Retail Unit with first floor storage and welfare facilities, forming part of a larger commercial block. The Property benefits from convenient pedestrian access and free on-street parking to the front.

The Property was let on a 10 year lease from 18th July 2018, at a current passing rent of £19,000 per annum.

Accommodation

The accommodation comprises the following areas:

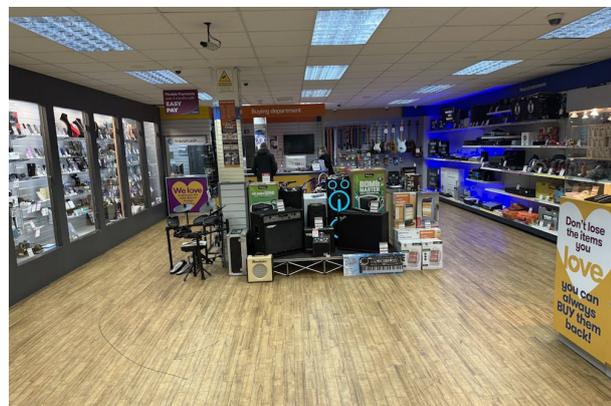
Name	sq ft	sq m	Availability
Ground	1,679	155.98	Let
1st	1,622	150.69	Let
Total	3,301	306.67	

Asking Price

£215,000 (plus VAT)

Viewings

Strictly by appointment with our office on 01527 584 242.



Viewing & Further Information



Ben Truslove
01527 584242 | 07791 371032
ben@truslove.co.uk



James Haynes
01527 584242 | 07534 005207
james@truslove.co.uk

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