



66 Broadgate, Coventry, CV1 1LZ

COVENTRY CITY CENTRE LEISURE PREMISES

Summary

Tenure	To Let
Available Size	2,475 sq ft / 229.94 sq m
Rent	£29,500 per annum
Rateable Value	£4,850 1 April 2023
EPC Rating	B (43)

Key Points

- City Centre location
- Variety of Uses considered
Subject to Planning
- Excellent Fitout

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Location

The premises are located within the former Travelodge complex in Coventry City Centre with access directly from Broadgate adjacent to Primark and near to West Orchards Shopping Centre. Other nearby retailers include Marks & Spencer, JD Sport, Sports Direct and Moss Bros.

Coventry mainline railway station is approximately a quarter of a mile to the south, which has direct Intercity links to Birmingham (20 minutes) and London Euston (60 minutes).

Description

The available accommodation is situated on raised ground floor level with access from its entrance at 66 Broadgate adjacent to H Samuel Jewellers.

The accommodation is set out to provide training/treatment rooms for leisure uses. Changing, shower and WC facilities are fully installed. The main training rooms are equipped with air conditioning.

Accommodation

The accommodation, situated on a raised ground floor level, extends to circa 2,475 sq ft (230 sq m).

Tenure

The unit is available by way of a new Lease for a term to be agreed.

Rent

£29,500 per annum exclusive

Business Rates

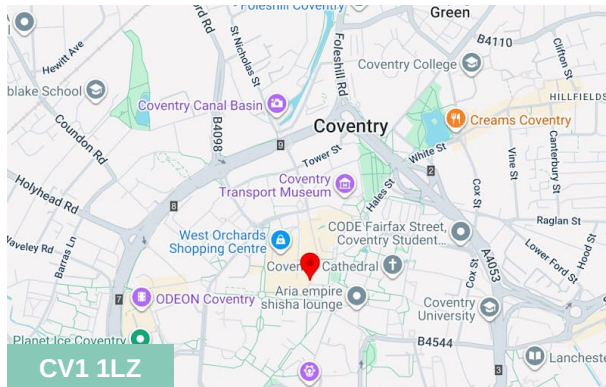
The current Rateable Value (1 April 2023) is £4,850

VAT

VAT will be payable if applicable.

Legal Costs

Each party will be responsible for their own legal costs incurred in any transaction.



Viewing & Further Information



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