



## 124 High Street, Coleshill, Birmingham, B46 3BJ

A multi-let investment consisting of two commercial tenants and a single 3-bedroom residential aspect surmounting.

### Summary

<b>Tenure</b>	For Sale
<b>Available Size</b>	1,168 sq ft / 108.51 sq m
<b>Price</b>	£405,000
<b>Business Rates</b>	Upon Enquiry
<b>EPC Rating</b>	Upon enquiry

### Key Points

- £26,200 per annum
- Rear access and parking
- Reversionary leases
- One-Stop and Costa adjacent
- Three bedroom residential
- Established tenants
- Core high street prominence
- All self-contained

## Description

122-124 High Street, Coleshill is a centre-positioned high street investment in the town centre of Coleshill. Comprised of two self-contained ground-floor retail units surmounted by a single 3-bedroom residential apartment above. Formed within a traditional white-painted brick terrace set of units, the properties are beneath a pitch-tiled roof.

## Location

122 High Street in Coleshill is strategically located near several major motorway junctions and arterial routes, facilitating convenient access to surrounding areas.

Coleshill is a market town in the North Warwickshire district of Warwickshire, England, with a population of approximately 6,900 according to the 2021 Census.

WIKIPEDIA

The town's advantageous position near key motorways and arterial roads makes 122 High Street a desirable location for both residential and commercial purposes, ensuring efficient connectivity to major cities and regions in the UK.

## Viewings

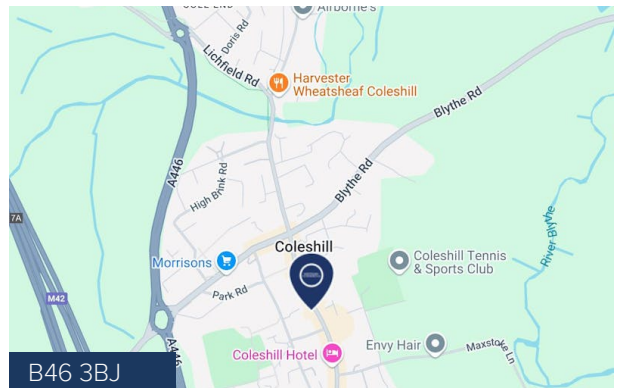
Strictly by appointment with Shepherd Commercial

## Terms

The property is to be sold as a multi-let investment, producing £26,200 per annum split across the two commercial tenants and the single residential tenant. A copy of each lease is available upon request.

## Video

- VT (124) - <https://tour.giraffe360.com/e8ef61f7b535410ab1d8f13c02f4ab18/?lsf=1>
- VT (122) - <https://tour.giraffe360.com/66765b3a076a472280ea9e6d5e08d366/?lsf=1>



## Viewing & Further Information

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