

**RETAIL - IN TOWN, CONVENIENCE STORE TO LET**



**18-20 THE BURGESS, COVENTRY, CV1 1HL**

To Rent: £35,000 per annum

3,281 sq ft (304.81 sq m)

## Description

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Incredible opportunity to locate yourself in Coventry's historic the Burges high street. Ideal for established businesses wanting to make an impact in the Coventry retail scene. With newly renovated shop fronts you can be proud of this retail destination in Coventry. The Burges & Hales street has recently had a refurbished shop front all to a high standard helping the properties retain their iconic look and feel of Coventry City Centre. We are looking for an amazing occupier to continue to enhance the high street.

## Summary

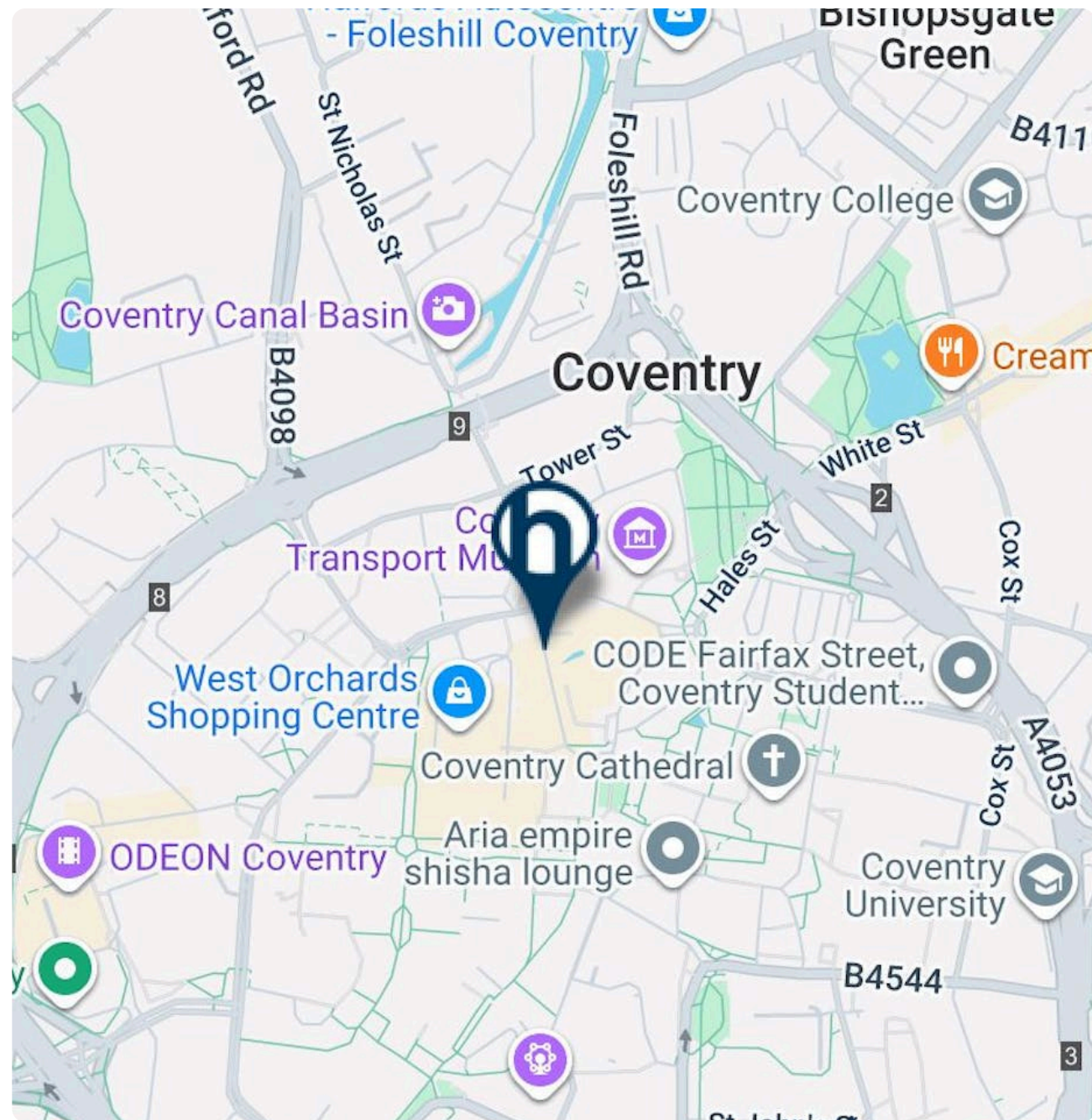
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- Iconic Property on the Historic Burges
- Unique shop front and recently refurbished fronts along the Burges.
- Self Contained Unit
- High Street Retail Unit
- Last occupied for 24 years



## Location

Located on the Burges, Coventry CV1 the premises is within walking distance to Subway, The Philip Larkin, Milk, Primark, Sainsbury's, Broadgate & the Coventry Transport Museum. The area also boasts a large collection of independent stores, eateries and retail businesses.



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## Coventry

Coventry is a city in central England. It's known for the medieval Coventry Cathedral, which was left in ruins after a WWII bombing. A 20th-century replacement, with abstract stained glass, stands beside it. The collection at the Herbert Art Gallery & Museum includes paintings of local heroine Lady Godiva. A statue of her, naked on horseback, is nearby. The 14th-century St. Mary's Guildhall has a vaulted crypt.

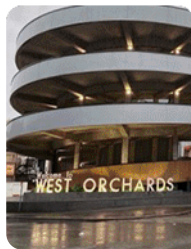
Population: 345,324 (2021)

Metro population: 651,600

Area: 98.54 km<sup>2</sup>

Coventry is the ninth largest city in England and the twelfth largest in the United Kingdom, with a population of 360,700 as of the mid-year population estimates, making it the second largest Local Authority in the West Midlands.

Coventry is a lively, multicultural city with a rich history embracing the old and new. Nowhere is this more evident than in the Cathedral Quarter where the modern architecture and ancient ruins of the two cathedrals dominate cobbled streets with bustling cafes, pubs and restaurants.



## GALLERY



## GALLERY



## RENT

£35,000 per annum

## EPC

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## BUSINESS RATES

Rates Payable: £21,500 per annum

## ANTI MONEY LAUNDERING

To comply with our legal responsibilities for AntiMoney Laundering, it is necessary to check all parties involved in this transaction. It is the responsibility for parties on both sides to provide information necessary to complete these checks before the deal is completed.

## VIEWINGS

Strictly by appointment with the agent Bromwich Hardy.

## CONTACT



**Rob Lord**  
07385 663 147  
rob.lord@bromwichhardy.com



**Charlie Glover**  
07806 767 073  
02476 308 900  
charlie.glover@bromwichhardy.com

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