



PAM ESTATES LTD

187 Rookery Rd, Handsworth,  
Birmingham, B21 9QZ

0121 554 9990

CAPEHILL, SMETHWICK, WEST MIDLANDS, B66 4RN

£13,000 per annum



- LOCK UP RETAIL SHOP
- SALES AREA 327 Sq ft (approx)
- KITCHEN
- STORE ROOM
- ELECTRIC ROLLER SHUTTER TO FRONT
- SEPERATE W.C.
- FASHION RETAIL SHOP FITTINGS
- PREVIOUSLY T/A PUNJABAN
- RENT £13,000 PER ANNUM
- RATES TO BE CONFIRMED BY COUNCIL

PAM ESTATES LTD OFFER THIS LOCK-UP RETAIL SHOP TO-LET, SITUATED ON THE PROMINENT CAPEHILL, SMETHWICK. THE PROPERTY BRIEFLY COMPRISES OF A SALES AREA OF 327 SQ FT, KITCHEN, STORE ROOM, SEPERATE WC. WAS PREVIOUSLY TRADING AS ASIAN FASHION RETAIL SHOP. INCLUDES ALL FASHION FIXTURES & FITTINGS. AVAILABLE TO LET AT £13,000 PER ANNUM. FOR FURTHER INFORMATION & VIEWINGS CONTACT PAM ESTATES LIMITED.

**Misdescriptions Act**

**MONEY LAUNDERING REGULATIONS:** Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. These particulars do not constitute part or all of an offer or contract. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck the measurements before committing to any expense. Pam Estates Ltd. has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyer's interests to check the working condition of any appliances. Pam Estates Ltd. has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor.

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