

85 High Street | Bromsgrove | Worcestershire | B61 8AQ

Prominent High Street Retail Unit To Let

Long leasehold costing available upon request

Ground Floor Sales
35.7m² (384ft²)

- Prominent high street retail unit
- Situated amongst a busy pedestrianised route
- Strong mix of independent and national retailers
- Major occupiers in the vicinity include **Greggs, Costa Coffee, Card Factory** and **The Works**
- Shared car parking to the rear
- Suitable for Class E uses such as:- retail shop, café, office etc
- Additional blade signage provisions against brickwork



TO LET



Location



Gallery



Contact



Location

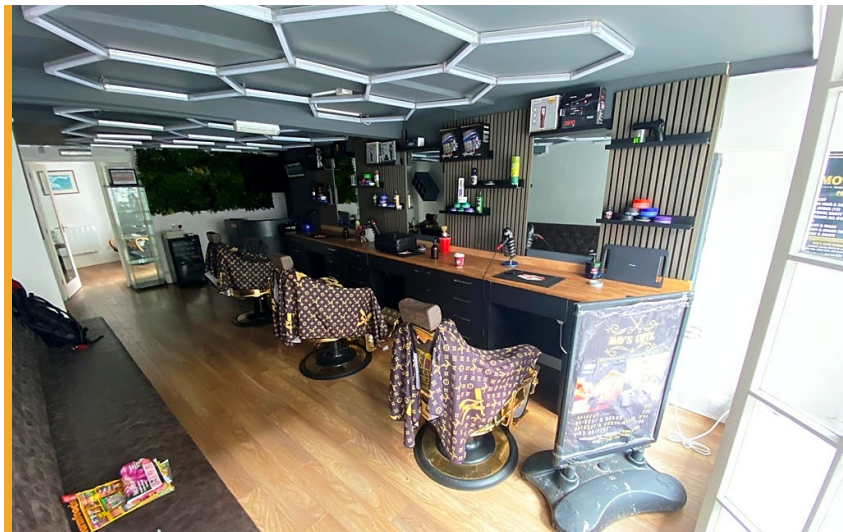
Bromsgrove is a growing market town with a catchment population of just over 100,000 residents, and lies approximately 9.5 miles South of Birmingham, 8 miles West of Redditch and 12 miles North-East of Worcester.

The subject property is situated on Bromsgrove High Street which provides a strong retail and leisure mix, and hosts Bromsgrove's popular outdoor market, which is held every Tuesday, Friday and Saturday between 9am-4pm.

Description

The subject property comprises a self-contained retail unit on the ground floor with a main sales area, designated office/staff welfare space and kitchen & toilet facilities situated to the rear of the unit.

There is also shared car parking (not demised) to the rear of the property, accessed via Crown Close.

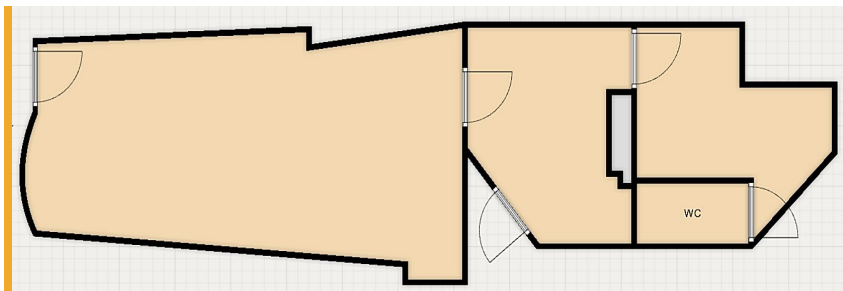


Floor Areas

We understand that the property provides the following approximate areas:

Description	m ²	ft ²
Ground Floor Sales	35.7	384
Ground Floor Ancillary	7.4	80
Total	43.1	464

(This information is given for guidance purposes only.)





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Lease Terms and Rental

The property is available by way of a new effectively full repairing and insuring lease for a term to be agreed at an annual rent of:-

£12,000 per annum exclusive
(twelve thousand pounds)

Planning

The property is categorised as **Use Class E** and can therefore be used for the following uses; retail shop, financial & professional services, café or restaurant, office use, clinic, health centre, creche and gym.

Business Rates

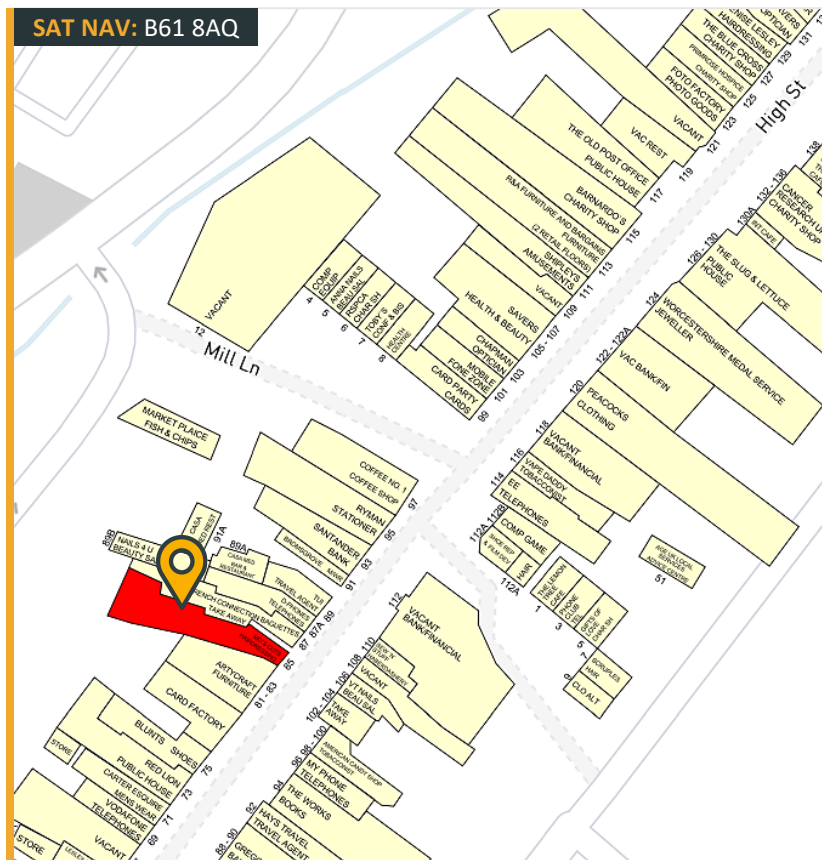
We understand from the Valuation Office Agency that the property is assessed as follows:

Rateable Value from 1st April 2026: £9,500

From 1st April 2026 rates payable for qualifying retail, hospitality and leisure (RHL) businesses is based on a multiplier of: 38.2p. This information is for guidance only and all parties should check themselves with the local billing authority.

Legal Costs

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



Service Charge

The service charge is payable to cover repairs and maintenance of the building and common areas. The current service charge budget is £750 plus VAT.

EPC

The property has an EPC rating of C – 54.

VAT

VAT is payable in addition to the rent.

Further Information

For further information or to arrange a viewing please call or click on the emails or website below:-

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01/07/2026

Please [click here](#) to read our "Property Misdescriptions Act". E&OE.