



Ground Floor

12-14 Regent Place, Birmingham, B1 3NJ

Modern, Ground Floor Office Suite in Jewellery Quarter with one parking space.

1,325 sq ft
(123.10 sq m)

Ground Floor, 12-14 Regent Place, Birmingham, B1 3NJ

Description

The property comprises a substantial three storey Grade II Listed premises fronting Regent Place and with a rear courtyard providing a secondary access and car parking.

The subject suite can be entered directly off Regent Place or a rear pedestrian door with the main entrance leading into a large and welcoming open plan office with further accommodation and rear stores.

A large boardroom is positioned off the main office area with additional storage, kitchen and toilet facilities.

The property contains many original features and has recently been refurbished to a high standard with wood flooring, exposed brickwork walls, LED lighting, power/data and gas fired central heating.

One parking space is included with the suite with one visitor parking space also available per floor.

Location

The property is situated on Regent Place in the heart of Birmingham's historic and vibrant Jewellery Quarter.

Regent Place is accessed from Caroline Street and leads onto Vittoria Street and Graham Street.

The immediate area is well served by public transport with regular bus services and the Jewellery Quarter railway and metro station being only a short distance away.

The location also provides convenient access to St Paul's Square, Brindley Place and Birmingham City Centre.

Viewings

Strictly via the sole selling agent Siddall Jones on 0121 638 0500.

Terms

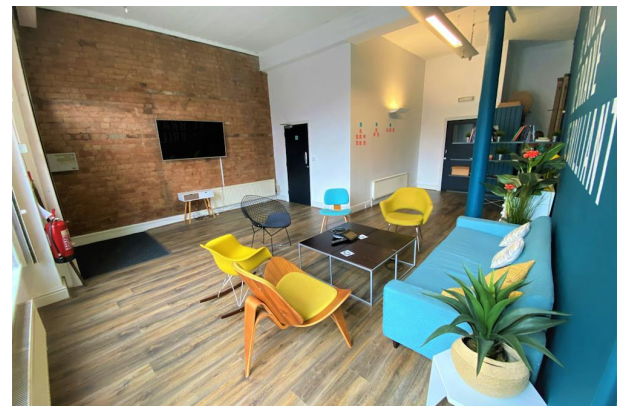
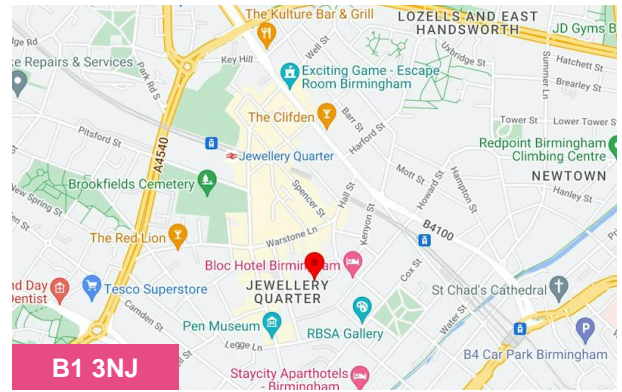
The property is available to let on a new lease with length to be agreed at £15,000 per annum exclusive.

A service charge is levied for the maintenance and upkeep of communal areas. The current annual premium for the ground floor suite is £2,506.33

We understand that VAT is not payable on this property.

Business Rates

We understand the property is eligible for exemption under Small Business Rates Relief – subject to tenants' eligibility



Summary

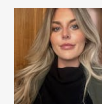
Available Size	1,325 sq ft
Rent	£15,000 per annum
Business Rates	N/A
Service Charge	£2,506.33 per annum
VAT	Not applicable
Legal Fees	Each party to bear their own costs
EPC Rating	Upon Enquiry

Viewing & Further Information



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