

MIXED USE | TO LET

[VIEW ONLINE](#)



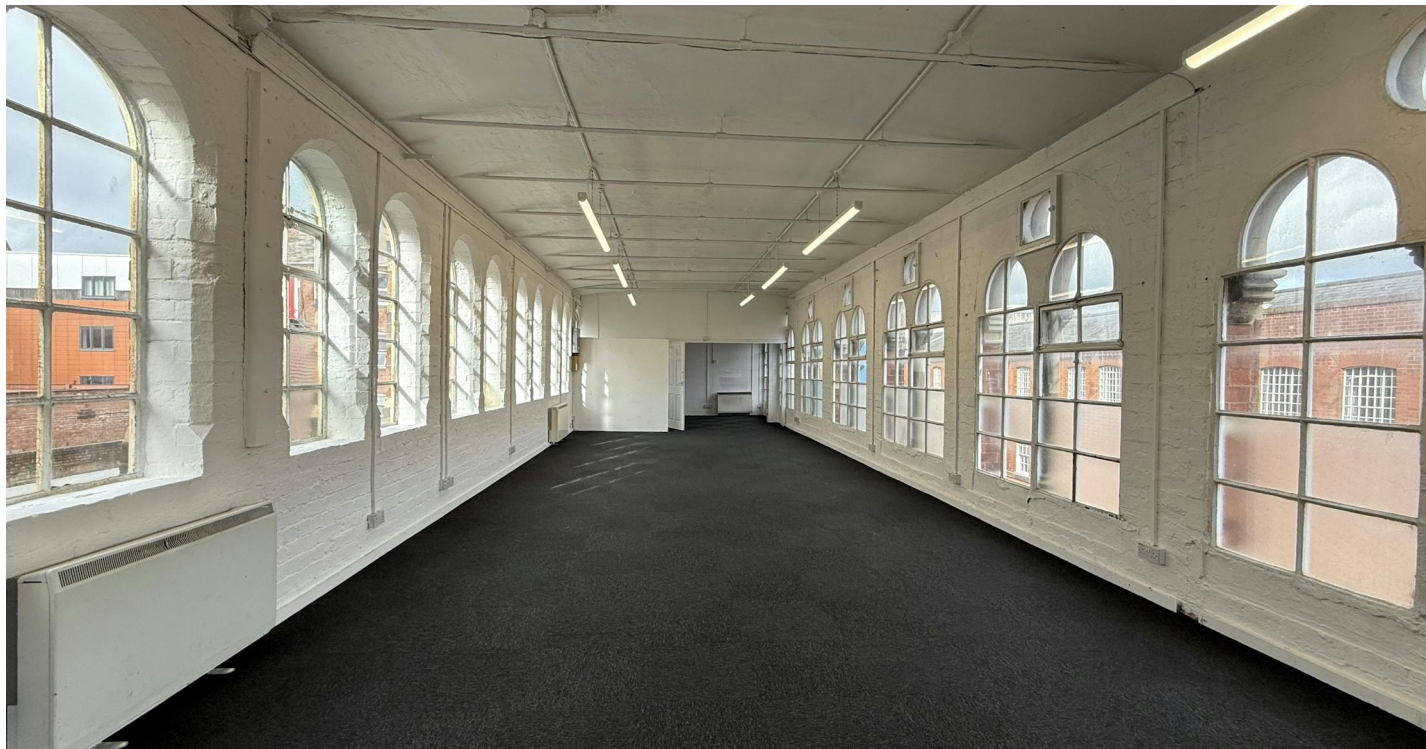
ARGENT CENTRE, 60 FREDERICK STREET, BIRMINGHAM, B1 3HS

723 TO 1,192 SQ FT (67.17 TO 110.74 SQ M)

SIDDALL JONES
COMMERCIAL PROPERTY CONSULTANCY

A Variety of Mixed Use Units in the Heart of the Jewellery Quarter with Car Parking on Site
(Subject to Availability)

- 24-Hour Access
 - Audio Entry Door
 - Video Door Entry
 - Communal Facilities
 - Onsite Caretaker
 - Goods Lift
 - Passenger Lift
 - Cleaning of Communal Areas
 - Car Parking (Subject to Availability)
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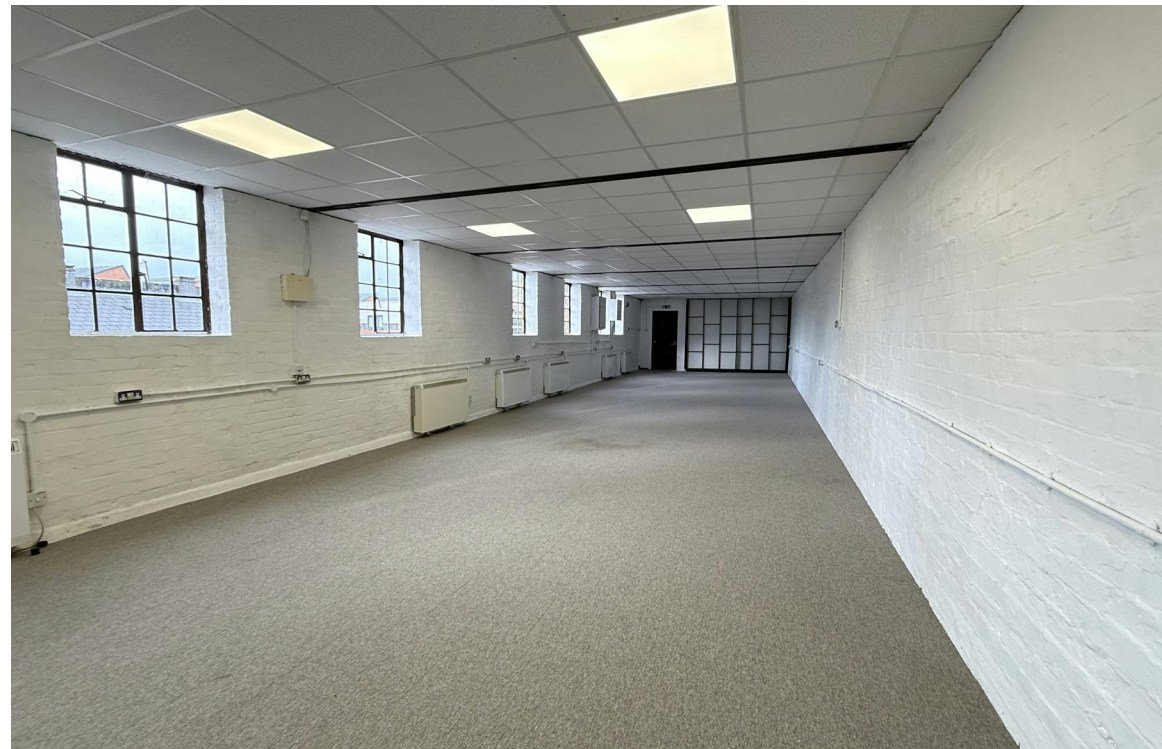
DESCRIPTION

The Argent Centre is situated at the Gateway to Birmingham's famous Jewellery Quarter and offers spaces from 135 sq.ft. to 1965 sq.ft. It can accommodate various business and currently houses offices, jewellers, recruitment, costume designers, etc.

The Argent Centre with its Lombardic Renaissance facade stands proud at the entrance to Birmingham's famous Jewellery Quarter.

The main entrance on Frederick Street has double doors and leads into a small lobby giving access to the staircase and modern lift. On the first and second floors there are small offices with large spaces being available on the ground and third floors.

All the communal areas are carpeted throughout with ladies and gents toilets on the first and second floors, with unisex toilets on the third floor. On the second floor there is a communal kitchen.

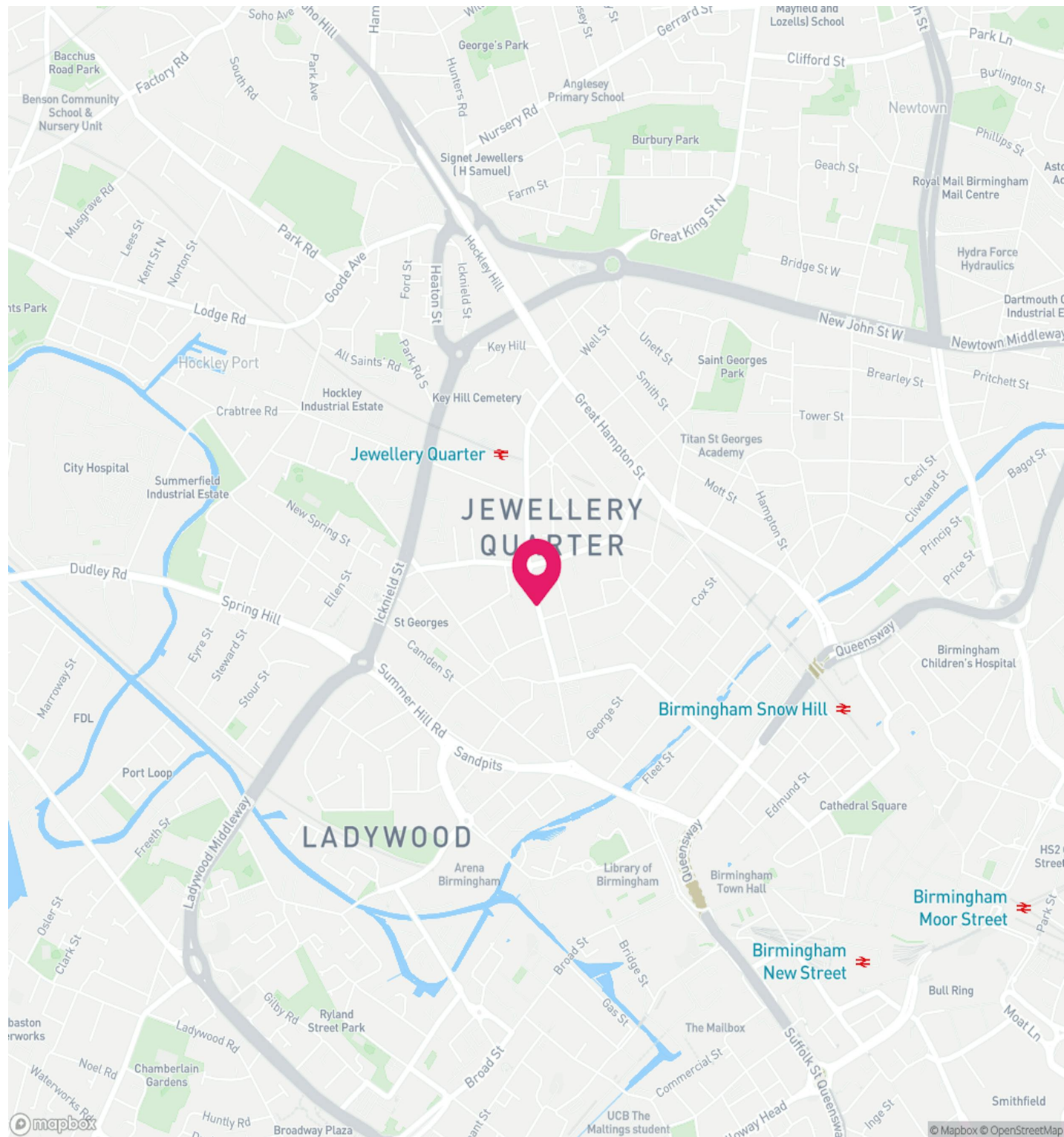


LOCATION

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

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.



THE JEWELLERY QUARTER

The Jewellery Quarter is one of Birmingham's city centre business hotspots.

The Jewellery Quarter is easily accessible with excellent transport links, including Birmingham Snow Hill Station.

Alternatively, you can reach the Jewellery Quarter from Birmingham City Centre via tram by getting off at the St Paul's stop.

Places to Eat in the Jewellery Quarter

This area is a lively hub with a wide selection of bars, restaurants, cafes, and shops to explore. Popular spots include:

- Otto Wood Fired Pizza
- The Jam House
- St Paul's House
- Indian Brewery
- The Button Factory
- Actress and Bishop

For a more affordable option, consider picking up a meal from the local Tesco and enjoying it in the park surrounding St Paul's Church. It's a perfect spot to relax and get some fresh air during your workday.

Staying Active

If you want to stay active, there are also several gyms in the area, such as SPM Fitness and Henrietta Street Gym.



BIRMINGHAM

The ideal place to work, where opportunity meets innovation!

Dynamic city centre: Immerse yourself in a vibrant hub boasting fabulous shops, diverse restaurants, and vibrant street entertainment. Explore stunning architecture and enjoy easy access to all amenities, fostering a productive and inspiring work environment.

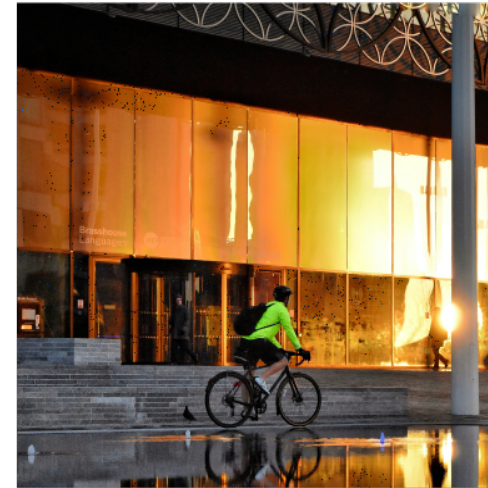
Effortless connectivity: Reach Birmingham Airport swiftly via the free Air-Rail Link, connecting directly to Birmingham International Railway Station. From there, frequent ten-minute trains to Birmingham New Street station provide seamless access to your workplace.

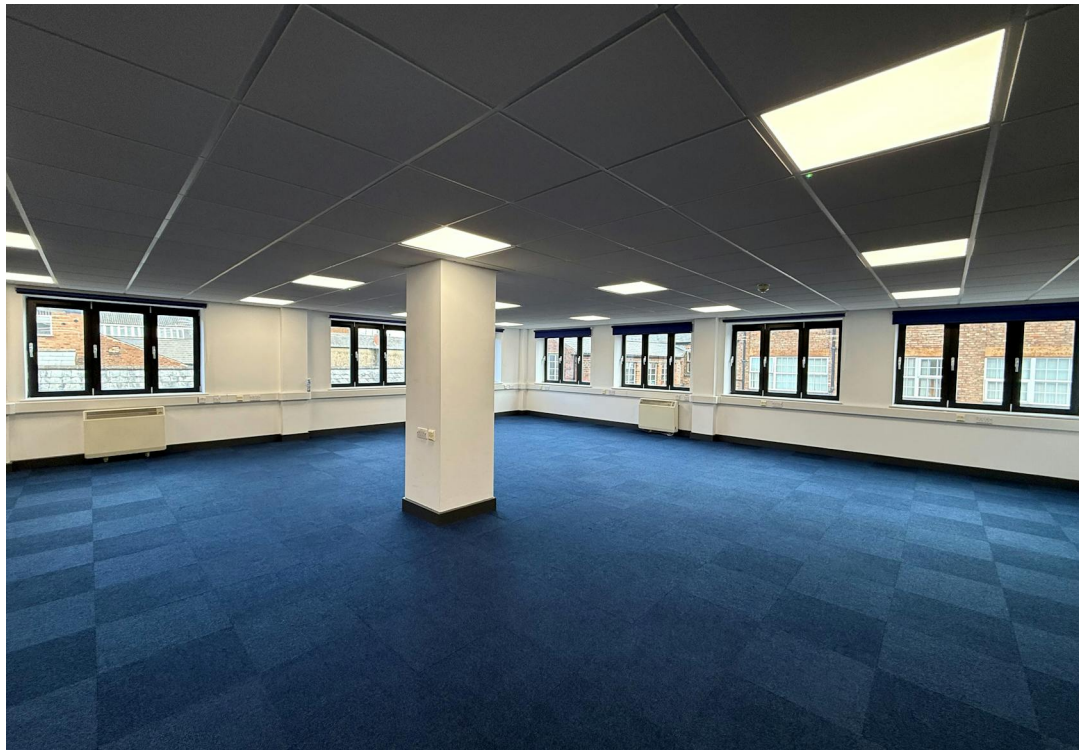
Central location, global reach: A strategic location offers quick train connections:

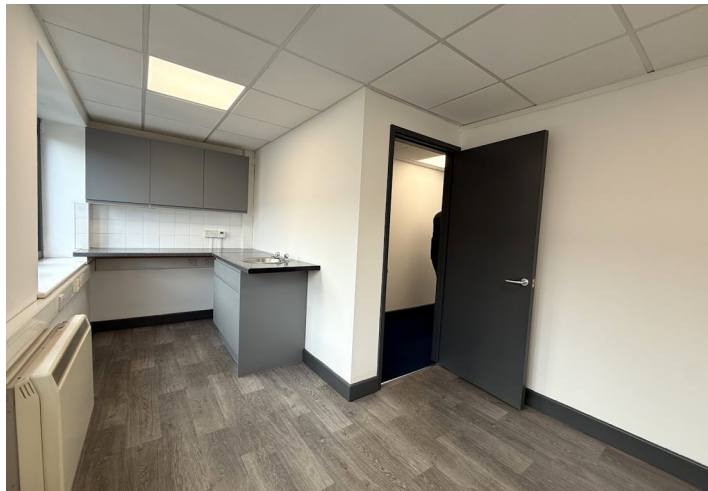
- Solihull: 8 mins
- Coventry: 20 mins
- London: 1 hr 15 mins
- Manchester: 1 hr 27 mins
- Cardiff: 1 hr 50 mins

Endless amenities: Indulge in diverse dining options, cultural richness, premier shopping, lively bars, exciting events, activities, and green spaces – all within Birmingham's city centre.

Join us in Birmingham: Experience a city where work-life balance thrives and opportunities abound. Birmingham awaits – where your professional journey begins!







AVAILABILITY

Name	sq ft	sq m	Rent	Availability
Unit - Ground Floor - Unit 5	723	67.17	£687 /month	Available
Unit - First Floor - 104	1,048	97.36	£996 /month Business Rates Included	Available
Unit - Second Floor - 204	1,048	97.36	£996 /month Business Rates Included	Available
Unit - Third Floor - 302	1,192	110.74	£884 /month Business Rates Included	Available
Unit - Third Floor - 304	1,043	96.90	£991 /month Business Rates Included	Available
Total	5,054	469.53		

LEGAL COSTS

Both parties are to bear their own legal and surveyor's fees incurred during the transaction.

ENERGY PERFORMANCE CERTIFICATE

Available upon request from the agent.

SERVICE CHARGE

A service charge is levied in respect of the upkeep and maintenance of communal areas, this is included in the quoted rentals.

USES FOR UNITS

Variety of uses including but not limited to office, general purpose, photography studios, workshop and selected leisure.

VAT

All prices quoted are exclusive of VAT, which we understand is payable.

LEASE

The property is available to let on a new lease with length to be agreed.

RENT

£211 - £2,316 per month

ANTI MONEY LAUNDERING

The successful applicant will be required to provide two forms of ID and proof/source of funds, to satisfy anti-money laundering protocols.

VIEWINGS

Viewings are strictly via the letting agent Siddall Jones.

CONTACT



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