OFFICE | TO LET

VIEW ONLINE



HOUNDSFIELD LANE, HOLLYWOOD, BIRMINGHAM, B47 5QR

581 SQ FT (53.98 SQ M)

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Self-Contained Office Building with Secure Forecourt Parking

- Pitched Tiled Roof Over
- Meeting Room
- Kitchen and WC Facilities
- Open Plan Office Space





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DESCRIPTION

The property comprises of a self-contained office building of traditional masonry construction with pitched tiled roof over. The building provides well-appointed accommodation at ground and first floor levels. The ground floor provides reception, meeting room, kitchen, and WC facilities.

The first floor provides open plan office space with dual-aspect Velux windows. The accommodation benefits from emulsion coated walls, carpet covered flooring, double glazing and security roller shutters to the ground floor aspect. Secure forecourt parking is provided.





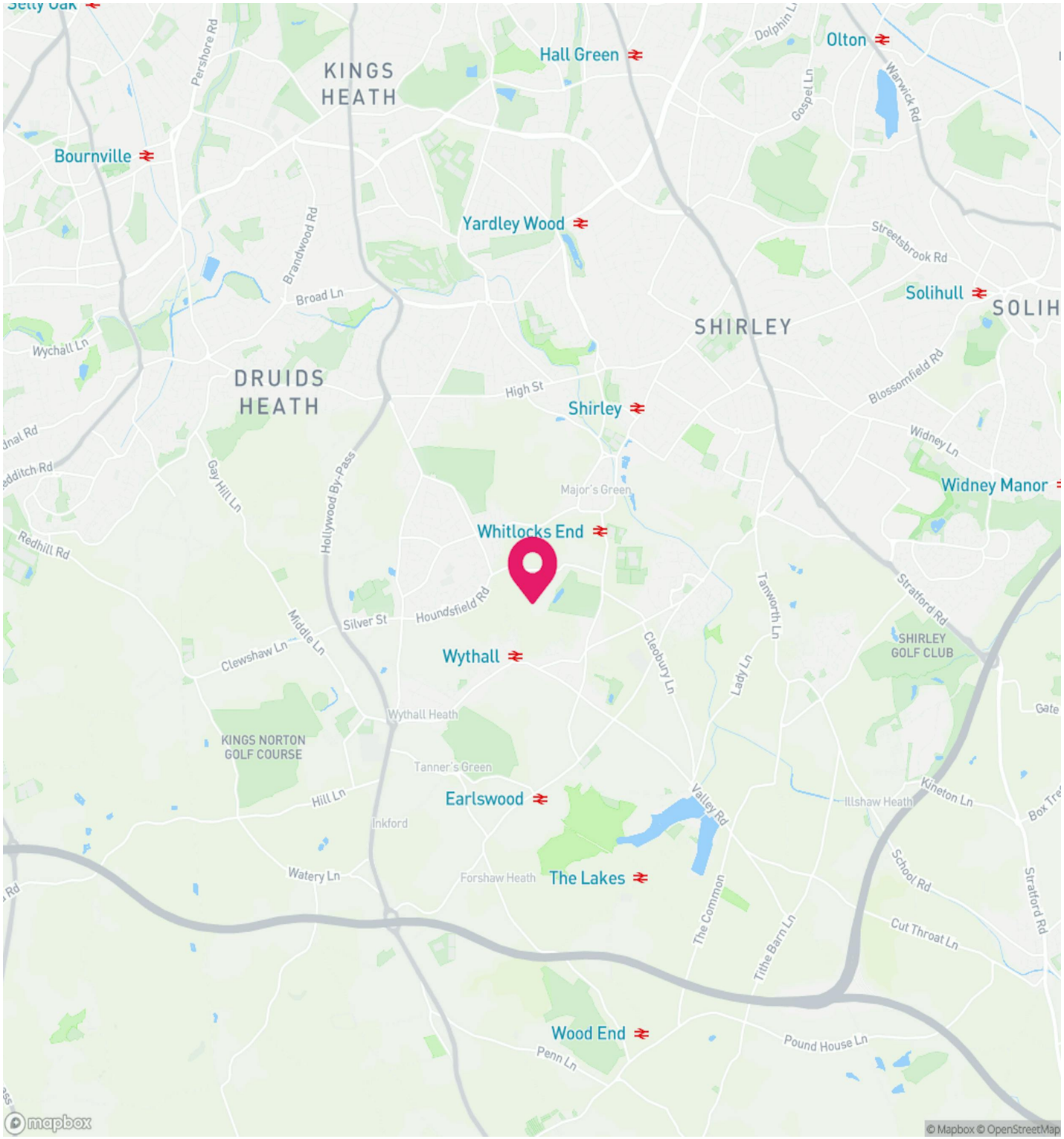
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LOCATION

The property is located along Houndsfield Lane in Hollywood.

Houndsfield Lane is accessed via Alcester Road (A435), which provides an arterial route to Birmingham city centre (10 miles north) via Maypole, Kings Heath and Moseley villages.

The location provides easy access to the M42 motorway which is located some 3 miles south along Alcester Road (A435). This provides access to the M5 motorway at junction 4a.



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VAT

All prices quoted are exclusive of VAT, which we understand is not payable.

RATEABLE VALUE

We understand that the property benefits from small business rates exemption, subject to tenant qualification.

ENERGY PERFORMANCE CERTIFICATE

Available upon request from the agent.

SERVICES

We understand that the premises has the benefit of mains electricity, water, and foul drainage.

All interested parties are recommended to make their own investigations as to the suitability of the connections.

LEGAL COSTS

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

LEASE

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

RENT

£8,000 per annum

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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