



681 Warwick Road, Solihull, B91 3DA

A second floor office in the heart of Solihull town centre with a single parking space

Summary

Tenure	To Let
Available Size	585 sq ft / 54.35 sq m
Rent	£9,000 per annum VAT is applicable
Service Charge	£1,900 per annum VAT is applicable - service charge does not include electric.
Business Rates	N/A
EPC Rating	C

Key Points

- Rear car park
- Intercom entry
- Warwick Road prominence
- £9,000 per annum
- Solihull town centre

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DESCRIPTION

The premises are located on the first and second floor of Quinet House, a recently modernised office building of three storey brick construction, surmounted by a pitched tiled roof. Access is over a shared ground floor entrance lobby with communal toilets being located on the ground floor. The first floor suite comprises three rooms, providing in total 765 sq ft and is adjacent to the shared kitchen facilities. The second floor suite provides 585 sq ft contained within two rooms. All the accommodation has electric central heating radiators and fluorescent lighting.

LOCATION

The premises are located in a very prominent position fronting the Warwick Road at the Poplar Road junction, fronting the A34 Warwick Road. All local amenities are in the immediate vicinity and each floor available to let has one car parking space available.

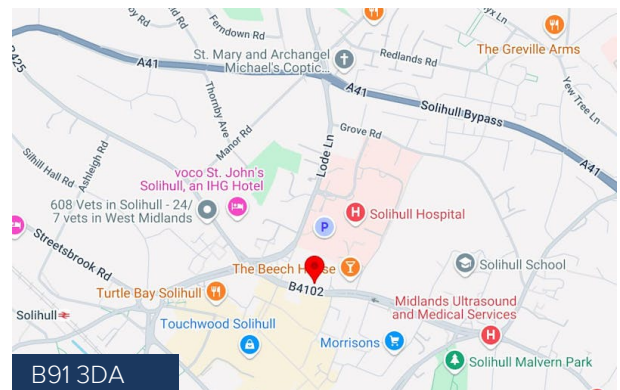
TERMS

The accommodation is to be let on a term of years incorporating 3 yearly rent reviews and on the equivalent of a full Repairing and Insuring basis by way of an annual Service Charge.

The service charge includes cleaning of the common parts, W.C., kitchen etc, general building repairs, lighting of the common parts, service charge managements, refuse collection and sundries etc

INSURANCE

The Landlord insures the premises and re charges the annual premium to the Tenants based on the same percentages as outlined above.



Viewing & Further Information

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