

TO LET

ASTOR HOUSE

Mere Green Unit 1 Astor House Lichfield Road

58.64 sq m (631 sq ft)

- Convenient location
- New lease available
- Ideal for small business
- Modern Office
- Close to local amenities
- Parking available by separate licence



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TO LET

LOCATION

Astor House is located on the Eastern side of Lichfield Road in Mere Green close to Mulberry Walk Shopping Centre with its strong range of retail and leisure occupiers.

DESCRIPTION

The suite comprises first and second floor offices within Astor House. The suite is accessed via a rear external staircase.

Internally the accommodation is nicely presented with modern kitchen, WC facilities, wall mounted electric heating, perimeter trunking & ceiling mounted lighting.

Parking may be available by separate annual licence.

ACCOMMODATION

First Floor	30.40 M2	327 Sq Ft
Second Floor	28.24 M2	304 Sq Ft
Overall NIA	58.64 M2	631 Sq Ft

TENURE

The accommodation is available by way of a new lease for a term of years to be agreed

RENT

£7,750 pa



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VAT

We understand that the Property is elected for VAT.

ENERGY PERFORMANCE CERTIFICATE (EPC)

E – 109

RATEABLE VALUE

Rateable Value - £4,850 pa

It's likely that small business rates relief will apply.

Interested parties should liaise directly with the local rating authority.

LEGAL COSTS

Each party is responsible for their own legal costs.

VIEWING

All viewings by prior appointment through this office. For viewings contact Caren Ryan on 0121 643 9337

CONTACT

Chris Gaskell
Email: chris.gaskell@johnsonfellows.co.uk

RETAIL UNIT
0121 643 9337
johnsonfellows.co.uk
TO LET

Birmingham Hospice

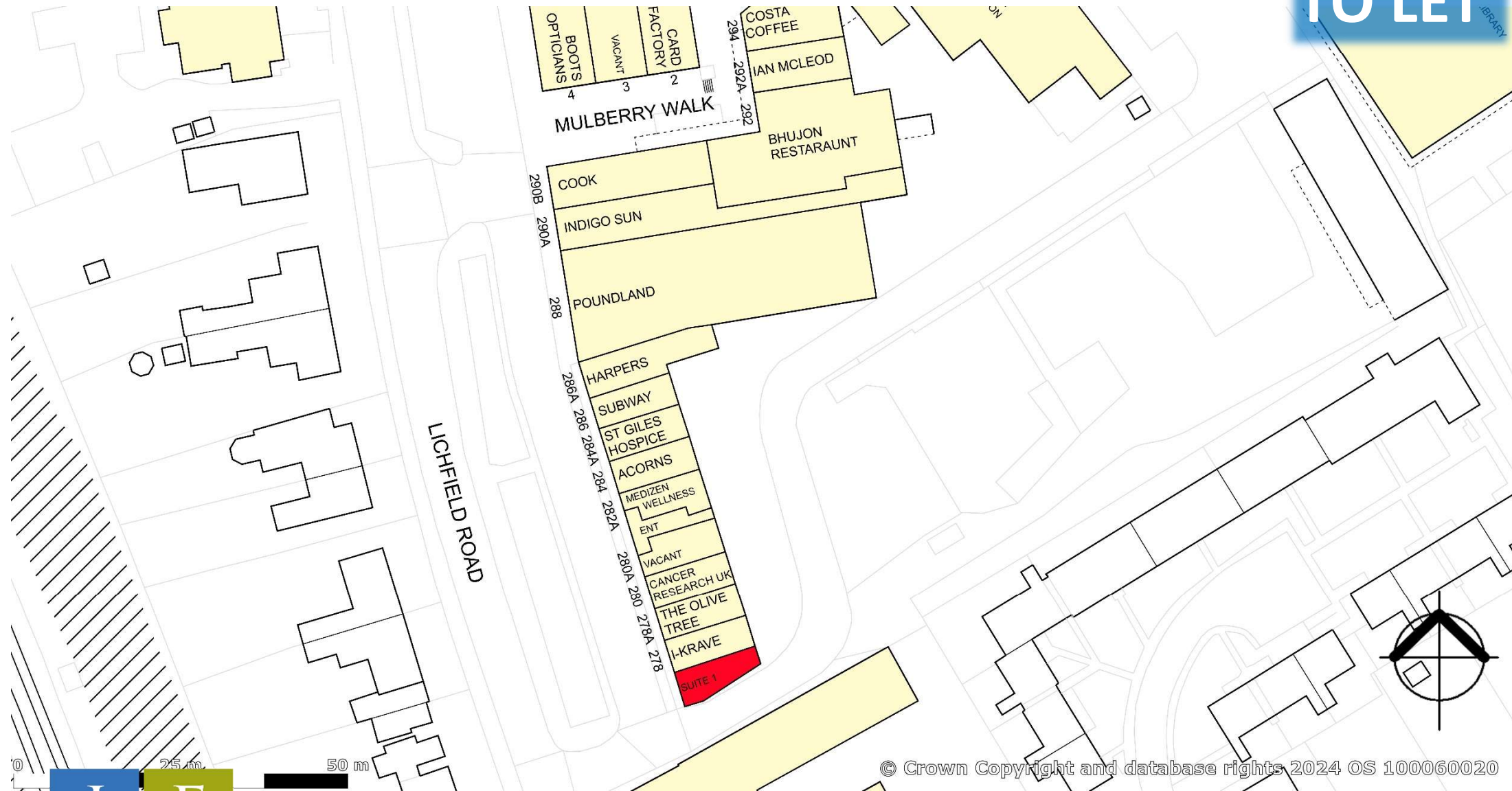
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THE OLIVE TREE



TO LET

JBR/RY



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