

AVAILABLE IMMEDIATELY

OFFICE SUITE 3

Chelmsley Wood SDA Church

Pike Drive, Birmingham B37 7US

**RENT****£450 pcm****FLOOR AREA****25 m² / 269 sq ft****OCCUPATION****Licence agreement****AVAILABILITY****Immediately**

A compact and practical office suite of three rooms offering flexible accommodation within an established community building. The suite is suitable for a small business, professional practice, charity or community-based organisation, subject to the licensor's approval and all necessary consents.



Office 1



Office 2

THE ACCOMMODATION

DESCRIPTION

Office Suite 3 extends to approximately 25 m² (269 sq ft). The accommodation is carpeted and benefits from painted walls, fluorescent lighting, power points, windows providing natural light. Shared toilet facilities are available within the building.

LOCATION

The property is situated on Pike Drive within Chelmsley Wood, to the east of Birmingham. Local shops and services are available at Chelmsley Wood Shopping Centre, and the area is served by local bus routes. Birmingham International railway station, Birmingham Airport, the NEC, M42 and wider motorway network are accessible by road.

TERMS

Rent: £450 per calendar month, payable monthly in advance.

Agreement: Occupation will be by way of a licence agreement.

Availability: Available immediately.

Parking Spaces: Separate Agreement @ £150 p.a. each

Costs: Details of utilities, business rates (if applicable), deposit and any other occupational costs are available on request.

Use: Office use only, subject to the licensor's approval and any necessary consents.

References: Required

VIEWING & ENQUIRIES

Strictly by prior appointment through:

Horace Blackburn MRICS

Blackburn Loxley Chartered Surveyors

h.blackburn@blackburnloxley.co.uk

Telephone 07837 576860



Entrance



Office 3



Aerial location image



Pike Drive frontage

IMPORTANT NOTICE: These particulars are for general guidance only and do not constitute an offer or contract. Statements are made without responsibility and prospective occupiers must satisfy themselves as to their accuracy. Areas are approximate. Terms are subject to contract, references, the licensor's approval and continued availability. No representation is made regarding planning, business rates, services, accessibility or suitability for a particular use.