

Greville House

High St, Knowle, B93 0LN

SHEPHERD
COMMERCIAL



TO LET

379 TO 1,701 SQ FT
(35.21 TO 158.03 SQ M)

£5,500 - £25,000 PER ANNUM

Individual first-floor offices with shared kitchenette and parking, situated on Knowle High Street, Solihull.

- Central Knowle High Street location
- Shared kitchenette and WC facilities
- Allocated on-site parking spaces
- Individual first-floor offices within Greville House
- Gas-fired central heating and LED lighting
- Good levels of natural light throughout

01564 778890
www.shepcom.com

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Summary

Available Size	379 to 1,701 sq ft / 35.21 to 158.03 sq m
Rent	£5,500 - £25,000 per annum
EPC	B (44)

Description

The property comprises a first-floor suite within Greville House, a two-storey building of brick construction beneath a pitched tiled roof.

The accommodation provides a range of individual offices formed within a larger open-plan layout. Each office benefits from good levels of natural light, carpet tile flooring, painted plaster walls, and inset LED lighting. Heating is provided by wall-mounted radiators connected to a gas-fired central heating system.

A shared kitchenette is located within the main office area, fitted with base and wall units, a sink, and worktop space. Shared WC facilities are also provided.

Access into the accommodation is over a ground floor entrance lobby which also provides access from the rear car park. Built within the lobby is a security intercom to each of the suites.

Location

Greville House is situated on High Street in the centre of Knowle, a popular and established village within the Metropolitan Borough of Solihull.

The property occupies a convenient position close to a range of local shops, cafés, and professional offices. Knowle lies approximately 2 miles south of Solihull town centre and around 1 mile from Junction 5 of the M42, providing access to the wider motorway network, Birmingham Airport, and the NEC.

Public transport connections are available nearby, with regular bus services linking Knowle to Solihull, Dorridge, and surrounding areas.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	Rent	Availability
Suite - 1	895	£13,520 /annum	Available
Suite - 2	874	£13,000 /annum	Available
Suite - 4	760	£11,490 /annum	Available
Suite - 5	379	£5,500 /annum	Available
Suite - 1&4	1,701	£25,000 /annum	Available
Total	4,609		

Terms

The offices are offered on a leasehold basis for a minimum term to be agreed, with the lease to be structured on an Internal Repairing and Insuring (IRI) basis.

A three-month rent deposit will be required.

Viewings

Strictly by appointment only by Shepherd Commercial



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