

**fisher
german**

Lancaster House

Leasehold
Modern Office Suites

67 Newhall Street, Birmingham, B3 1NQ

1,031 - 14,234 Sq Ft (95.78 - 1,322.37 Sq M)



To Let



Amenities



Commissionaire



New VRV Air
Conditioning



Raised Floors



Kitchen



Bike Storage



Car Parking

Lancaster House

1,031 - 14,234 Sq Ft (95.78 - 1,322.37 Sq M)

Description

Lancaster House offers high specification office space, including the following features:

- New VRV air conditioning.
- Raised access floors.
- New suspended ceilings with integral LED lighting.
- On site car parking.
- Commissionaire.

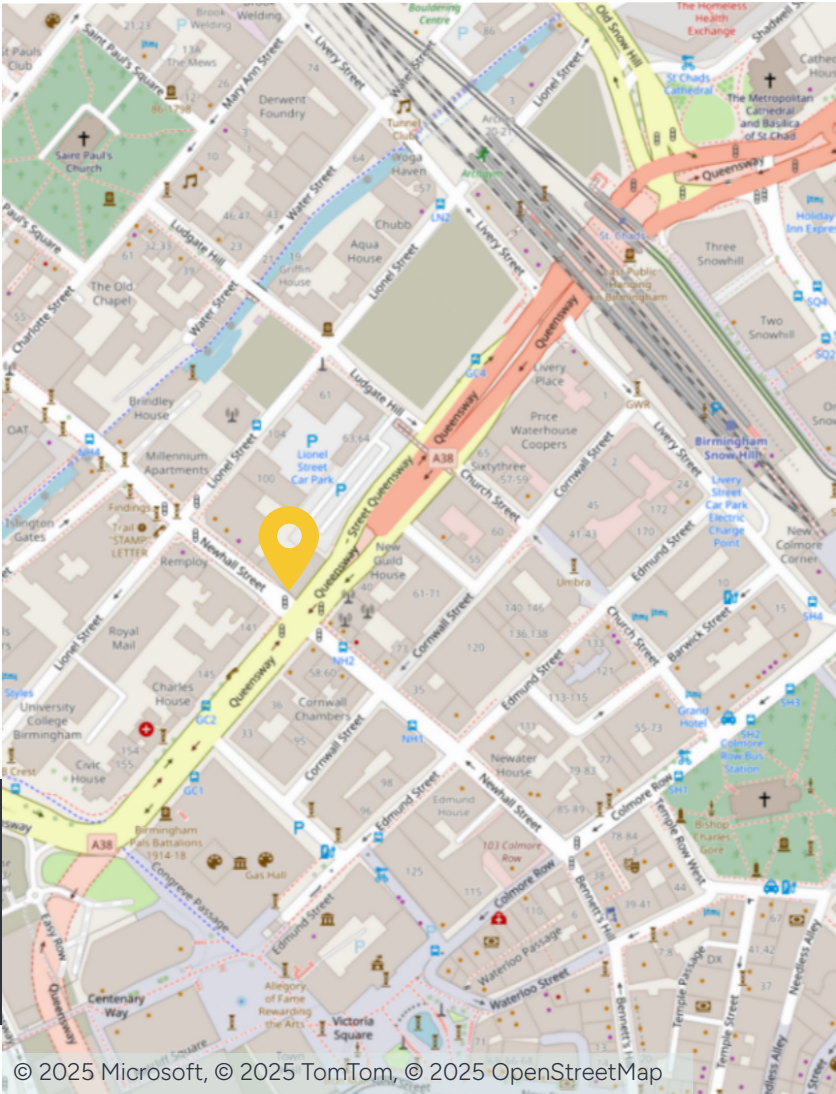
Location

Lancaster House occupies a prominent position on the junction of Newhall Street and Great Charles Street, within central Birmingham.

It is located just minutes from the abundance of local amenities and transport infrastructure situated in the city centre.

Accommodation

Description	Sq Ft	Sq M
Part 1 st Floor	1,031	95.78
Part 2 nd Floor	5,465	507.71
Part 3 rd Floor	2,250	209.00
Part 4 th Floor	2,197	204.00
Part 5 th Floor	3,291	305.74



Locations
Colmore Row: 0.2 miles

Nearest station
Birmingham New Street: 0.25 miles

Nearest airport
Birmingham International: 12 miles

Further information

Rent

On application.

Lease Terms

A new lease is available directly from the landlord.

Business Rates

Occupiers will be responsible for paying business rates directly to the local authority.

Legal Costs

Each party to be responsible for their own legal costs incurred in this transaction.

Fixtures & Fittings

Any fixtures and fittings not expressly mentioned within these particulars are excluded from the letting..

Services

We confirm we have not tested any of the service installations and any occupiers must satisfy themselves as to the state and condition of such items.

EPC

An EPC certificate is available upon request from the sole agents.

Service Charge

A service charge will be payable for the landlord's services provided to the common areas.

Anti Money Laundering

The successful tenant will be required to submit information to comply with Anti Money Laundering Regulations.

VAT

Unless otherwise stated, all prices and rents quoted are exclusive of Value Added Tax (VAT). Any intending tenant should satisfy themselves independently as to VAT in respect of this transaction.

Viewings

Strictly by prior arrangement with Fisher German or our joint agents KWB.



Contact us



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