



Colliers



International House

Walsall
WS4 2LA

OFFICE SUITE TO LET

Colliers

19th Floor

103 Colmore Row
Birmingham
B3 3AG

[Colliers.com/uk/offices](https://colliers.com/uk/offices)

The Property

- Modern detached office building
- 3rd Floor suite – 3,386 sq. ft.
- Located on the edge of Walsall Town Centre

Ready to talk?

Please Call/ Email/
WhatsApp

Douglas Bonham

07920 077100
Douglas.bonham@colliers.com

Ben Grinnell

07827 906235
Ben.grinnell@colliers.com



International House

Walsall, WS4 2LA



Location

International House is located on the edge of Walsall Town Centre, within a close distance to an abundance of amenities including the Saddlers Shopping Centre. The property sits within a prominent position on Hatherton Street, having direct access off Walsall's main ring road, the A1418, Little Sutton West.

Walsall's main train station is located just a short 10-minute walk to the south-west of the property, and buses regularly serve the property.

Accommodation

Description	Sq M	Sq ft
3 rd Floor	314.6	3,386
TOTAL	314.6	3,386

The Third-floor premises is to a high specification, offering mainly open plan accommodation, with partial light glass partitioning.

Features of the space include; a modern kitchenette, two large meeting rooms, three small offices and Male/Female WC's. Each floor is served by a central lift and is fully DDA compliant.

Specification

- Comfort cooling/ air conditioning
- Suspended ceiling
- Raised access floors
- LED lighting
- Full height glazing

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Business Rates

All parties are advised to contact the local rating authority in relation to Business Rates enquiries

EPC

EPC Rating B

Rent

Upon application

Tenure

The third-floor premises is available on a new lease for a term to be agreed.

VAT

VAT will be applicable to the transaction.

Planning

The premises currently fall within use class E Offices under the Town and Country Planning Act (Use Classes) Order 1987.

All parties are advised to contact Birmingham City Council in relation to planning enquiries.

Viewing

Strictly by appointment with the sole agent, Colliers:

Douglas Bonham – 07920 077100

Ben Grinnell – 07827 906235



International House

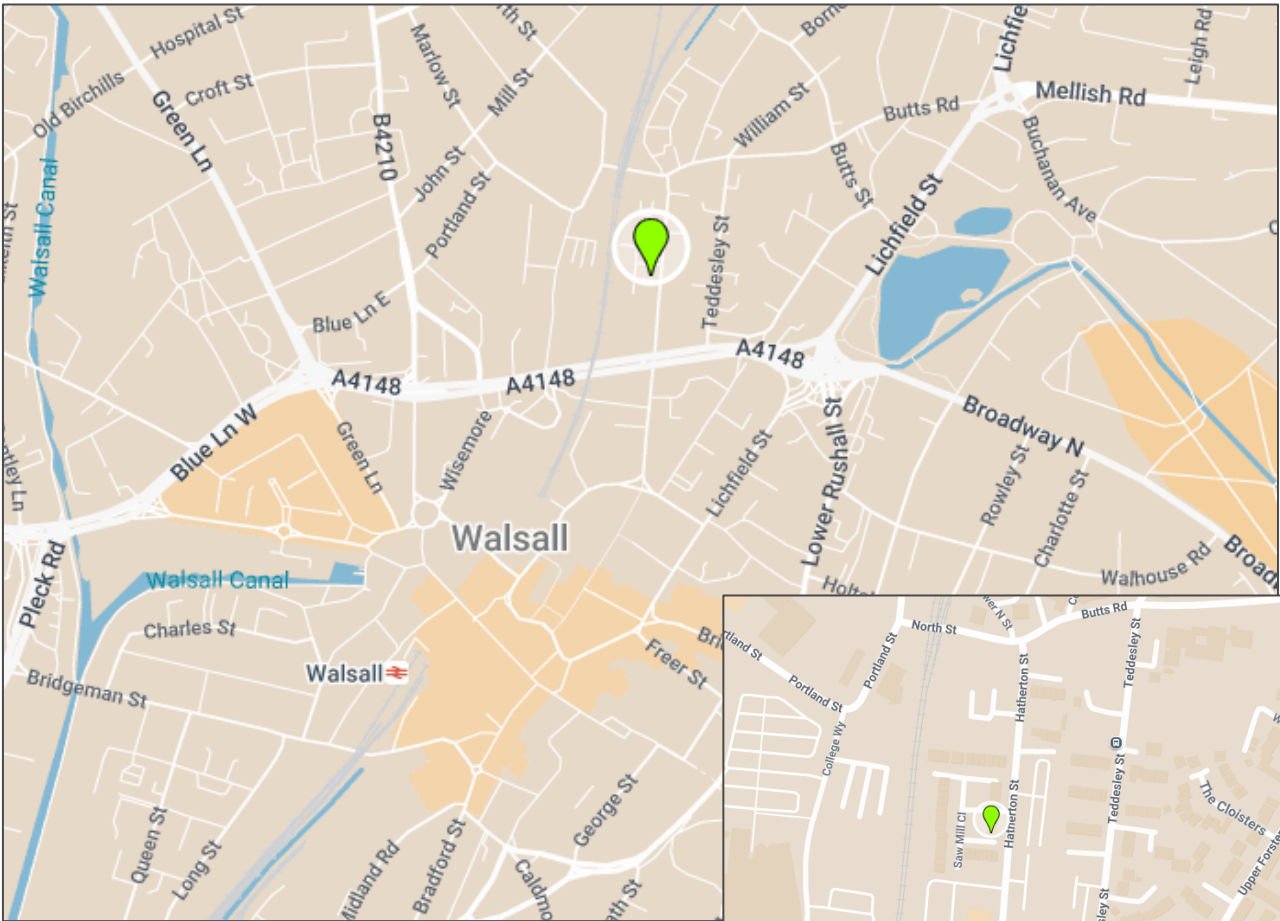
Walsall, WS4 2LA



Coroners

International House

Walsall, WSA 2LA



Further Information

For further information or to arrange an inspection of the property, please contact:

Douglas Bonham

07920 077100

Douglas.bonham@colliers.com

Ben Grinnell

07827 906235

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Disclaimer

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