

L LANCASTER
HOUSE

TO LET



LANCASTER HOUSE, 67 NEWHALL STREET, BIRMINGHAM B3 1NQ
RECENTLY REFURBISHED ELEGANT OFFICE ACCOMMODATION

MODERN OFFICE SUITES
2197 - 4449 SQFT (204.1 - 413.3 SQM)

AN ELEGANT PORTLAND STONE
OFFICE BUILDING PROVIDING
40000 SQFT (3716 SQM) OF MODERN
OFFICE ACCOMMODATION
IN A PROMINENT CITY CENTRE LOCATION.







LANCASTER HOUSE OFFERS HIGH QUALITY OFFICE SPACE WITH THE FOLLOWING FEATURES:

- New VRV air conditioning
- Raised access floors for cable management
- New carpeting
- Complete refurbishment
- New suspended ceilings with integral LED lighting
- Each suite has a fitted kitchen
- Shower facilities
- On-site car parking
- On-site bike storage
- Commissionaire



THE LOCATION

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

Located just minutes from the abundance of local amenities situated on New Street, Bullring and Grand Central, occupiers can make the most of the city's many bars, restaurants, cafés and retail outlets. The main railway stations of Snow Hill and New Street are both within walking distance, providing outstanding transport links to major cities across the UK including Manchester, Leeds, Liverpool and London.





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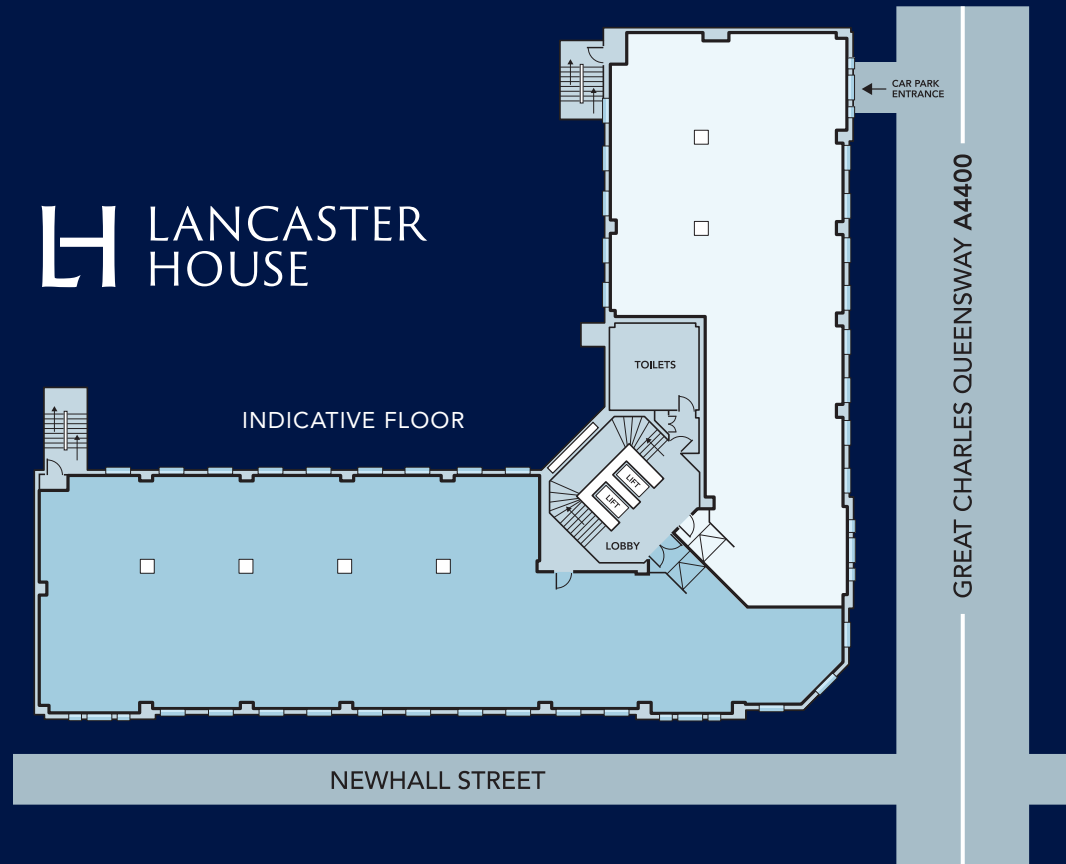
THE ACCOMMODATION

Fully refurbished to a contemporary specification with impressive office features, Lancaster House offers an excellent opportunity for commercial businesses looking to be at the heart of the city's business community.

Well-connected within Birmingham city centre, the building is located just a few minutes' walk from Birmingham Snow Hill and New Street railway stations and the upcoming Midland Metro. Occupied by a variety of professional service office occupiers, Lancaster House has enjoyed a history of leasing success.

The building offers modern office suites from 2197 sqft (204.1 sqm) to 4449 sqft (413.3 sqm).

Lancaster House provides flexible office space with the added benefit of dedicated, secure car parking spaces and on-site storage.



L LANCASTER HOUSE

TENURE

A new lease is available directly from the landlord.

RENT

On application.

SERVICE CHARGE

Further details available from the sole agents.

EPC

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

LEGAL COSTS

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

VAT

All prices, premiums and rents are quoted exclusive of VAT at the prevailing rate.

VIEWING

Strictly via the sole agents.

CONTACT

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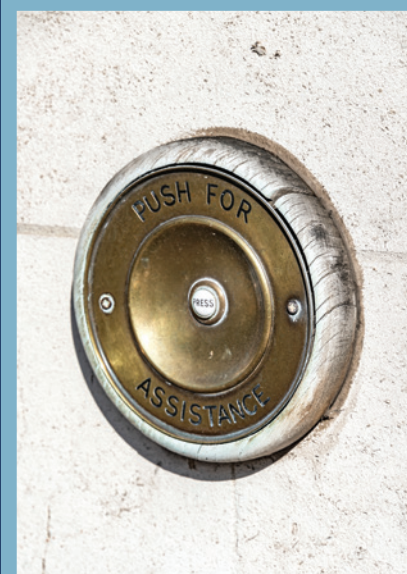
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