

Jewellery Quarter / Workshop Units - To Let



First Floor Rear, 18 Hockley Street, Hockley, Birmingham B18
6BL



Size: 483 Sq Ft (44.87 Sq M)

Rent: £5,500 per annum exclusive

Service Charge: £1,656 per annum

Key Features

- Easily accessible by public transport to & from the city centre
- Flexible terms
- Multi storey car parks in close proximity
- Walking distance to Birmingham City Centre

Misrepresentation Act 1967

1. These particulars do not constitute or form any part of an offer or contract.
2. All statements contained in these particulars are made without responsibility on the part of the Council or its officers.
3. None of the statements contained in these particulars is to be relied upon as a statement or representation of fact.
4. Neither the Council nor any of its officers make or give representation of warranty whatsoever in relation to the premises described in these particulars.

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Location

The Jewellery Quarter is located within the Birmingham inner ring road and is close to the A41 Great Hampton Street and A38 Aston Expressway which links to the M5 and M6.

The area is also served by excellent public transport links via the Jewellery Quarter rail and tram stations.

Description

The property is situated on Hockley Street within a secondary trading area of the Jewellery Quarter. A first floor office/ unit to the rear of this multi occupied Grade II listed Victorian two storey building.

The premises benefit from secure intercom access. There are also communal separate male and female W/C's within the courtyard to the estate

Use

The premises fall within Use Class E planning consent under the Town and Country Planning (Use Classes) (Amendment) (England) Regulation 2020.

EPC

A copy of the Energy Performance Certificate can be made available upon request.

Tenure

The premises are available leasehold.

The Landlord may consider the following:

- (i) A periodic tenancy subject to six months notice by either party, or
- (ii) A Tenancy for a term of three years less one day, or
- (iii) A five-year lease (or multiples thereof).

Rent

£5,500 per annum

Service Charge

A Service Charge of £1,656 per annum will be payable to cover the cost of additional services provided by the Landlord.

VAT

VAT is not applicable to this property.

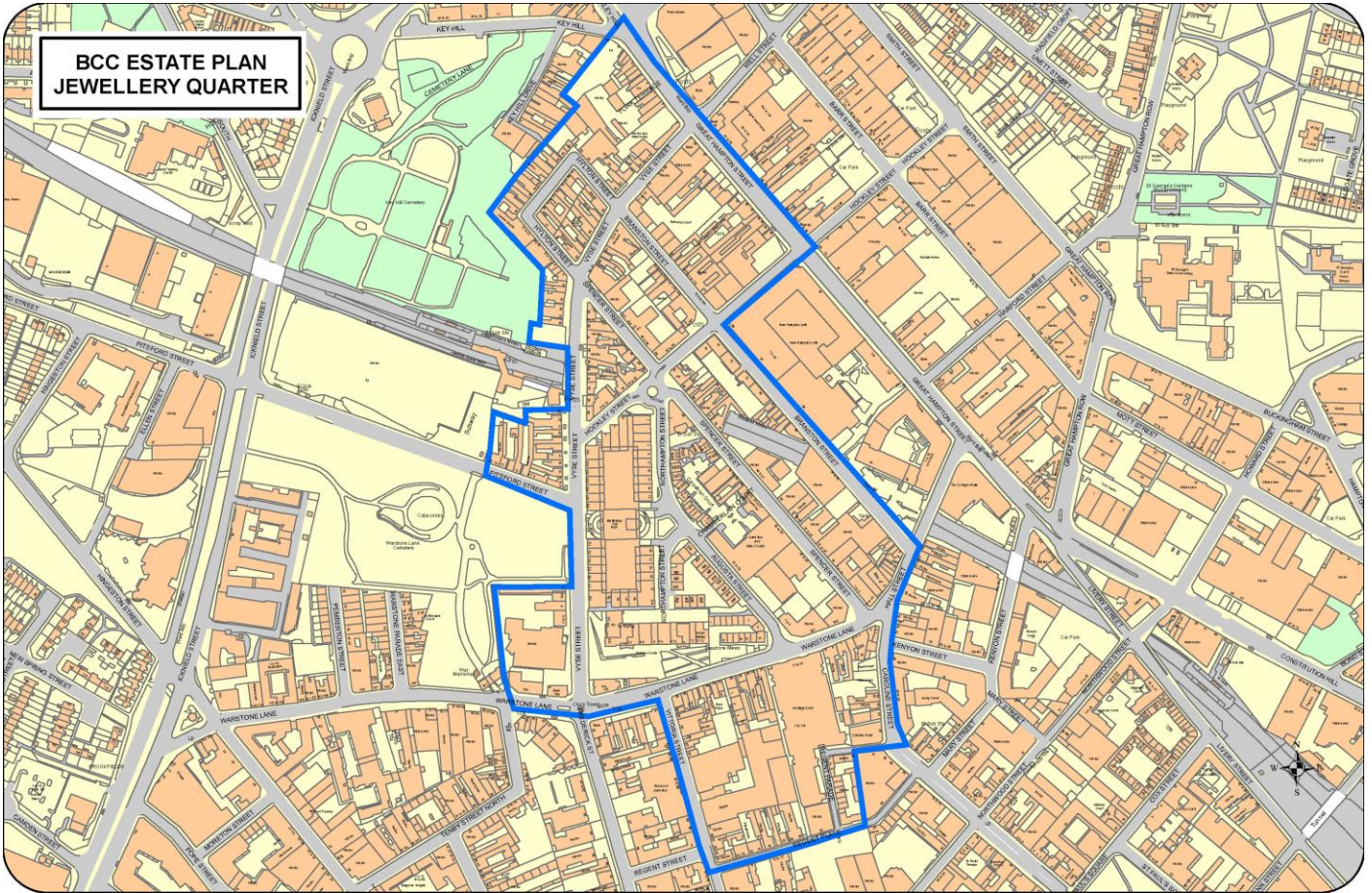
Business Rates

Interested parties are able to verify the national non-domestic rates payable with the Business Rates Section of Birmingham City Council. Telephone 0121 303 5509 / 5510 or 5511.

Some tenants may qualify for Small Business Rates Relief to find out if you qualify, please enquire using the phone numbers shown above.

Viewing

Viewings are by appointment. For further information or to arrange a viewing, please contact the Lettings Team via email bpslettings@birmingham.gov.uk



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