



To Let

2 Centurion Court, Centurion Way, Tamworth, B77 5PN

Headquarters Office Building from 5,357 – 21,416 sq ft

2 Centurion Court/ Tamworth

Introduction

2 Centurion Court has been comprehensively refurbished and provides occupiers with contemporary, open plan office accommodation in a prime location at the junction of the A5 and M42 J10.

Identified as an ideal headquarters office building, the accommodation provides an attractive proposition to occupiers wanting high quality, Grade A specification, with good access to a range of amenities.

Accommodation

2 Centurion Court forms part of a well-established business destination. The accommodation benefits from 89 on site car parking spaces, providing a ratio of 1 space per 240 sq ft. Up to 146 overspill car parking spaces can be made available by separate negotiation

Flexible, refurbished accommodation is available from 5,357 sq ft to 21,416 sq ft to suit occupier requirements. The accommodation is available as a whole or floor by floor, on a new full repairing and insuring lease.



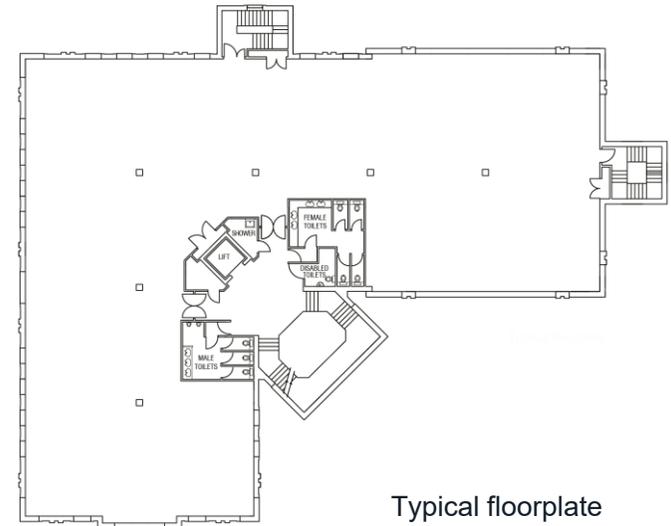
Specification

- VRV comfort cooling and heating
- Open plan office environment
- 150mm raised access floors
- High efficiency, Intelligent LED lighting with automatic presence and daylight control
- Double height reception area, with feature atrium
- Passenger lift
- Ladies/Gents and disabled WCs
- Shower and cycle facilities
- Fully landscaped grounds and car parking with security access barrier
- EPC – TBC

Floor areas

The accommodation has the following approximate net internal floor areas:

Floor	Sq ft	Sq m
Ground	8,410	781.40
First	7,649	710.60
Second	5,357	498.00
Total	21,416	1,990.00



Typical floorplate

Location

Centurion Court is located in a well-established location for business, adjacent to Junction 10 of the M42 and the A5 interchange and within easy reach of Ventura Retail Park and local amenities in Tamworth town centre.

A Premier Inn is situated at Centurion Park and Tamworth Service Station is directly opposite, providing access to Marks & Spencer Simply Food, WHSmith and Costa Coffee.

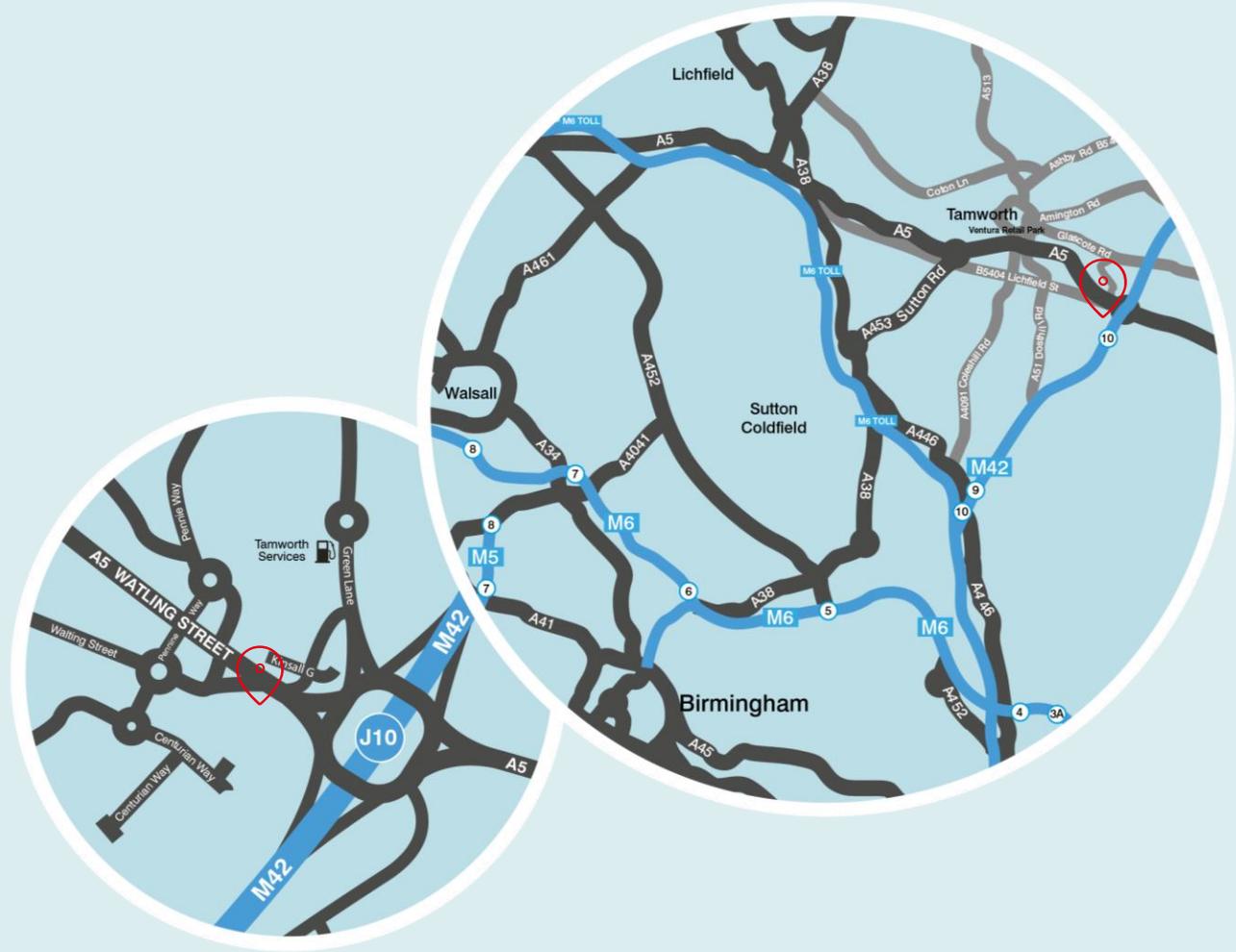
Viewings



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