



Second Floor Rear Office Suite

11 Waterloo Street, Birmingham, B2 5TB

Office To Let, Birmingham

1,040 to 2,080 sq ft
(96.62 to 193.24 sq m)

- 1,040 sq ft (96.61 sq m)
- Second floor open plan office suite
- Fully furnished
- Air conditioning
- LED lighting
- Raised access floor
- WC facilities
- Passenger lift (there are some stairs to subject suite)
- Grade II Listed

Second Floor Rear Office Suite, 11 Waterloo Street, Birmingham, B2 5TB

Summary

Available Size	1,040 to 2,080 sq ft
Rent	£18 per sq ft
Rates Payable	£9.50 per sq ft
Service Charge	£8.50 per sq ft Capped
Car Parking	N/A
VAT	Applicable
Legal Fees	Each party to bear their own costs
Estate Charge	N/A
EPC Rating	Upon enquiry

Description

The property is located on Waterloo Street, in the heart of the city centre. New Street, Snow Hill and Moor Street stations are within walking distance, as well as being in close proximity to the main bus routes in and out of the city. This location provides a number of amenities, including popular restaurants and bars, as well as being in close proximity to both Grand Central and the Bullring.

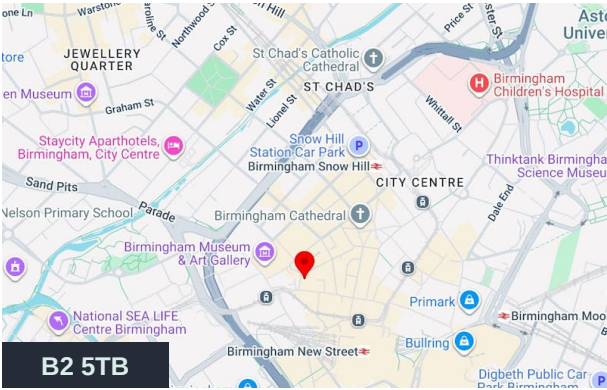
- Fully furnished.
- Air conditioning.
- LED lighting.
- Raised access floor.
- Carpeted.
- Lift access (there are some stairs to subject suite)
- WC.
- Open plan accommodation.
- Grade II* Listed.

Accommodation

Name	sq ft	sq m	Availability
2nd - Second Floor Rear	1,040	96.62	Available
1st - First Floor Rear	1,040	96.62	Available
Total	2,080	193.24	

Terms

The accommodation is available by way of a new lease from the landlord.



Viewing & Further Information



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