



2nd Floor, 37 Townhead Street, Sheffield, S1 2EB

2nd Floor, 37 Townhead Street, Sheffield, S1 2EB - LET

Tenure	To Let
Available Size	794.86 sq ft / 73.84 sq m
Rent	£8,000 per annum
Rateable Value	£5,800 Small business rate relief should apply
EPC Rating	Upon Enquiry

Key Points

- Offices to let - 794.86 sq ft (73.85 sq m).
- Professional area within close proximity to various solicitors and accountants.
- Kitchenette and WC on each floor
- Modern second floor office space in City Centre location.
- One car parking space.

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Summary

Available Size	794.86 sq ft
Rent	£8,000 per annum
Rateable Value	£5,800 Small business rate relief should apply
EPC Rating	Upon Enquiry

Description

The offices include a suite of rooms with an open plan office, one private office plus conference/waiting room and a WC and kitchen area for the exclusive use of the tenant. The offices are carpeted. Car parking space to the rear.

Location

The property is centrally located in Sheffield City Centre on Townhead Street which connects Broad Lane and High Street. Due to the central location, the property is served by excellent transport links, in particular the bus and supertram network. Nearby occupiers include; Regus, The Star, British Business Bank, BRM Solicitors and The University of Sheffield.

Accommodation

Name	Sq ft	Sq m	Availability
2nd	794	73.77	Let

Rating Assessment

From information obtained from the Valuation Office Agency website the demises are rated as follows:-

Address: 2 Nd Flr 37, Townhead Street, Sheffield, S1 2EB

Description: Office and premises

Rateable Value: £5,800

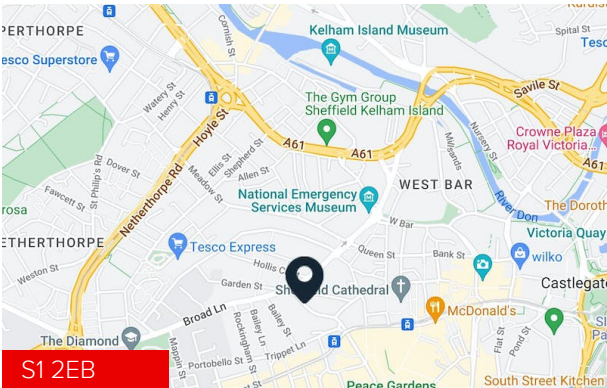
The property may qualify for Small Business Rate Relief. Interested parties are advised to make their own enquiries with the Local Authority for verification purposes.

Terms / Rent

Available on a new lease on terms to be agreed, at a rent of £8,000 per annum.

Video

- <https://www.youtube.com/watch?v=OexSezfVx-s>



Viewing & Further Information

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