



To Let

High Quality Grade A Offices To Let

- Part metal suspended ceiling grid
- LED lighting
- Raised access floor
- Carpeting
- Refurbished reception
- Collaborative breakout spaces
- Onsite Cafe
- Onsite Gym and wellness facilities

Alpha Tower

Suffolk Street Queensway, Birmingham, B1 1TT

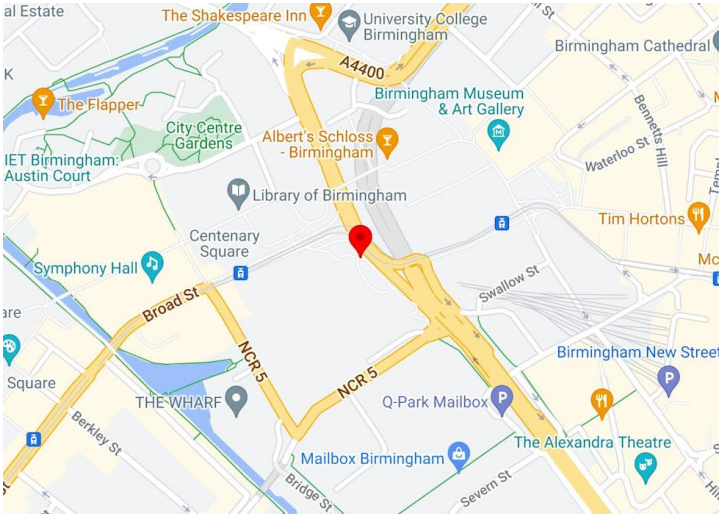
3,550 sq ft

329.81 sq m

Reference: #208620

Alpha Tower

Suffolk Street Queensway, Birmingham, B1 1TT



Summary

Available Size	3,550 sq ft / 329.81 sq m
EPC	C (64)

Location

Alpha Tower is prominently located fronting the A38 Suffolk Street Queensway and within easy walking distance of the Midland Metro stop and Birmingham New Street. A variety of food and beverage, convenience and hotel operators are located nearby as are a number of cultural venues to include Birmingham Rep and Symphony Hall.

Alpha benefits from excellent road access to the heart of the city centre, A38, M6 and M5 together with the surrounding amenities of Brindleyplace, Paradise Centenary Way, Colmore Row and Bullring Shopping Centre.

Description

The part 15th floor comprises predominantly open plan office accommodation of approximately 3,550 sq ft with the general specification to include a part metal suspended ceiling grid, LED lighting, raised floor, access control and comfort cooling. 4 partitioned meetings rooms and a server room have been created on the floor.

A vast array of tenant amenities are available within the building including a gym, onsite cafe, wellbeing facilities, cycle storage and shower and changing facilities.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
15th - Office	3,550	329.81	Available
Total	3,550	329.81	

Tenure

The premises are available by way of an existing Lease for a term of years expiring 5 January 2027.

Service Charge/Utilities

The tenant will be responsible for contributing a fair and reasonable proportion towards the cost of external and communal maintenance. Utility costs are also in addition.

Business Rates

Interested parties are advised to make their own enquiries with the local authority (Birmingham).

Legal Costs

Each party is to bear their own legal costs incurred in this transaction.

VAT

All figures quoted are exclusive of VAT which is applicable.

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