



Suite 7, Empire Court
Redditch, B97 4DA

**Character First Floor Offices,
Close to Town Centre.**

1,232 sq ft
(114.46 sq m)

- Historic Landmark Building
- Character Offices
- Air Conditioned
- Ample Parking
- Close to Town Centre

Summary

Available Size	1,232 sq ft
Rent	£14,800 per annum
Rateable Value	£8,600
Service Charge	£5,000 for 2026
VAT	Applicable
Legal Fees	Each party to bear their own costs
EPC Rating	Upon enquiry

Description

Empire Court is part of the historic Listed British Mills complex. It's north, south and east-facing elevations dominate Albert Street, a handsome fully refurbished, 3-storey, red brick building interspersed with elegant cast iron curved headed windows.

Internally, the Suites are predominantly open plan, with Private Office/Meeting Rooms and Kitchenette. There are separate male and female WCs on all floors.

Suite 7 – 1232 sq ft located on the first floor, 4 car parking spaces included.

Location

Prospect Hill, the former Birmingham main road A441, is one of the Town's principal local commuting routes at the head of which are St Stephens House and Grosvenor House. Just opposite, and slightly uphill of the new McCarthy and Stone is a short Victorian cul-de-sac, Albert Street.

Rent

Suite 7 - £14,800 per annum (plus VAT).

Service Charge

2026 - circa £5,000 - Contribution towards the maintenance, cleaning and repair of common parts.

Rateable Value

£8,600 - 100% Small Business Rate Relief potentially available.

Tenure

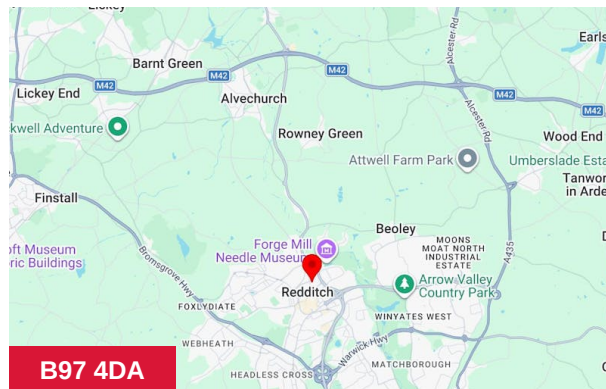
A new business lease with the tenant responsible for all outgoings for a tenure of 3 or 5 years.

Services

All mains services are available and separately metered.

Viewings

Strictly by appointment with our reception on 01527 584242.



Viewing & Further Information



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