1 - 2 St Peters Court

St Peters Court | Bickenhill | Solihull

SHELDON BOSLEY KNIGHT

LAND AND PROPERTY PROFESSIONALS

LOCATION

St Peters Court is a stand alone private office with attractive and well-maintained courtyard situated in the highly sought-after village of Bickenhill, Solihull.

Bickenhill is strategically positioned just a mile from the heart of the UK's motorway and transport network, providing exceptional connectivity:

Birmingham International Railway Station
(9 minutes away)

Immediate access to the M42 (Junction 6)

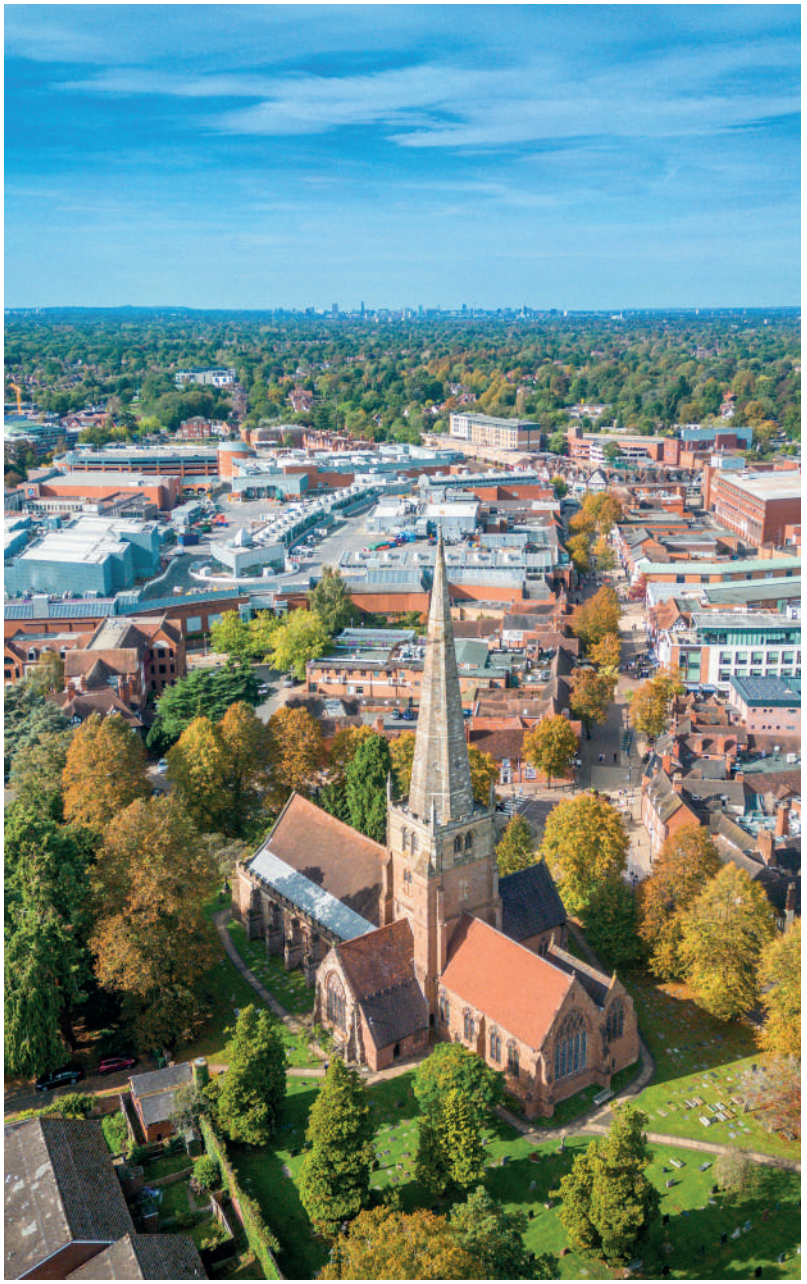
Birmingham International
(9 minutes away)

Excellent access to

Solihull town centre
(10 minutes away)

Birmingham city centre
(27 minutes away)

This prime location makes the property particularly attractive for businesses requiring strong regional and national accessibility, whilst benefiting from a more tranquil, landscaped working environment.



DESCRIPTION

The property comprises a modern, high-specification office building arranged across ground and first floors, set around an attractive courtyard setting with extensive on-site parking.

Internally, the accommodation has been finished to an excellent standard, providing a bright, contemporary working environment with a combination of open-plan and partitioned office areas.

The space benefits from:

EXCELLENT NATURAL LIGHT VIA LARGE GLAZED ELEVATIONS AND ROOFLIGHTS

IMPRESSIVE VAULTED CEILINGS WITH EXPOSED BEAMS

MODERN OFFICE FIT-OUT THROUGHOUT

FLEXIBLE LAYOUT SUITABLE FOR A VARIETY OF OCCUPIERS

The total accommodation extends to approximately:

355.5 sq m (3,826 sq ft)

The property can be occupied as a whole or split to suit smaller occupiers, offering flexibility for a range of business needs.

GROWING FOR THE FUTURE
GROWING FOR THE FUTURE

A1 Flipchart Pad

EXIT

SERVICES

We understand that all mains services are connected. Prospective tenants are advised to make their own enquiries as to the suitability and capacity of services.

EPC

Energy Performance Rating: B (41)

USE

The property is suitable for office and business use (Class E), subject to confirmation with the local planning authority.

TENURE

The property is available to let on flexible lease terms, either as a whole or in part units one an two seperately. Subject to terms.

RENTAL & VAT

The property is available at a rental of:

Unit 1 – 1711 ft² - £35,000 per annum | Unit 2 – 2150 ft² - £40,000 Per annum

The property is elected for VAT, and therefore VAT will be payable in addition to the rent and all other outgoings.

ACCOMMODATION SUMMARY

Description	Area
Total NIA	355.5 sq m (3,826 sq ft)

SUMMARY

This is a rare opportunity to occupy a high-quality, self-contained office building in one of the West Midlands' most strategically connected locations. Combining excellent specification, flexible space, and superb transport links, the property is ideally suited to a wide range of occupiers seeking a modern working environment with strong accessibility.

VIEWING

To discuss the property or to arrange a viewing please contact the Commercial Team on 01789 387882 or commercial@sheldonbosleyknight.co.uk

IMPORTANT NOTES

We are required by HMRC to conduct anti-money laundering checks on all parties with an interest in the property and accordingly we will require forms of identification in due course. Particulars: These Particulars do not constitute an offer or contract and should not be relied upon as being factually accurate, the photographs show only part of the property and the areas, measurements and distances given are approximately only. A buyer or a lessee must make their own enquiries or inspections and should not solely rely on these Particulars or other statements by Sheldon Bosley Knight. VAT: The VAT position relating to the property may change without notice.

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