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VIEW ONLINE

OFFICE TO LET



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OAKFIELD HOUSE, BILTON ROAD, OAKFIELD PARK, RUGBY, CV22 7AL

To Rent: £15 per sq ft 1,229 to 3,161 sq ft (114.18 to 293.67 sq m)

Description

Oakfield House is an impressive Grade II Listed property offering characterful accommodation suitable for a range of commercial uses. The building combines historic architectural features with adaptable internal space, providing an appealing environment for professional occupiers seeking a distinctive and prestigious setting.

The building contains generously proportioned rooms, high ceilings and original detailing create a sense of quality throughout, while the surrounding grounds enhance the building's presence and offer an attractive approach for staff and visitors. With its heritage charm and practical layout, Oakfield House represents an excellent opportunity for businesses looking for a unique premises.

Summary

- Prestigious period property with distinctive architectural character
- Adaptable internal space suitable for a range of commercial uses
- Prominent position within the desirable Oakfield/Bilton area of Rugby
- Attractive approach and grounds enhancing the building's presence
- Ideal for professional occupiers seeking a unique and high-quality setting
- Convenient access to Rugby town centre and mainline railway station





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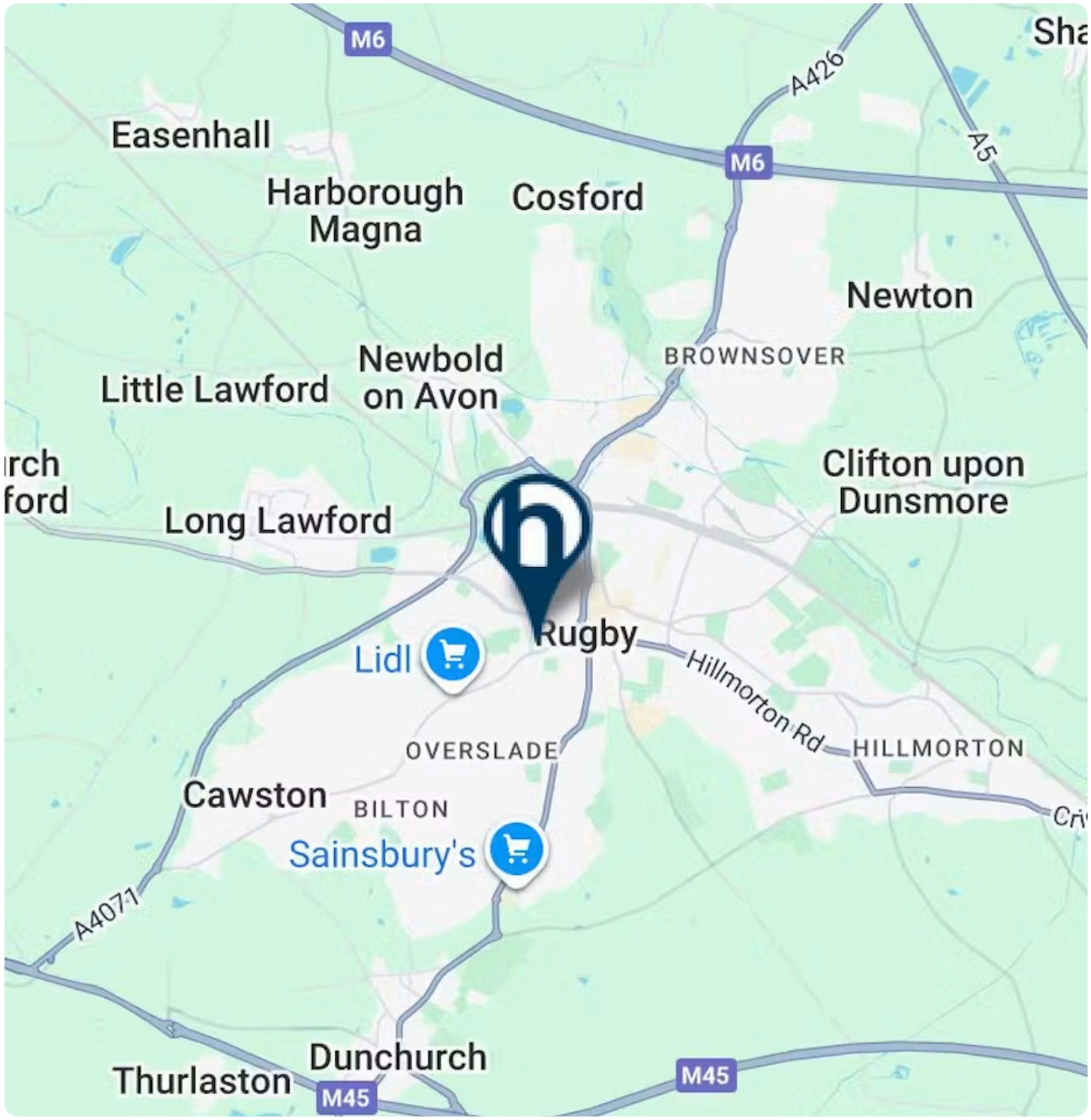
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Location

Oakfield House occupies a prominent position on Bilton Road in the desirable Oakfield/Bilton area of Rugby, just south-west of the town centre. The location offers an attractive blend of heritage surroundings and modern convenience.

Rugby railway station is within easy reach, providing fast links to London, Birmingham and the wider Midlands, while the nearby town centre offers a full range of business, retail and leisure facilities. Its accessible setting and established neighbourhood make Oakfield House an appealing base for professional occupiers and commercial users.



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GALLERY









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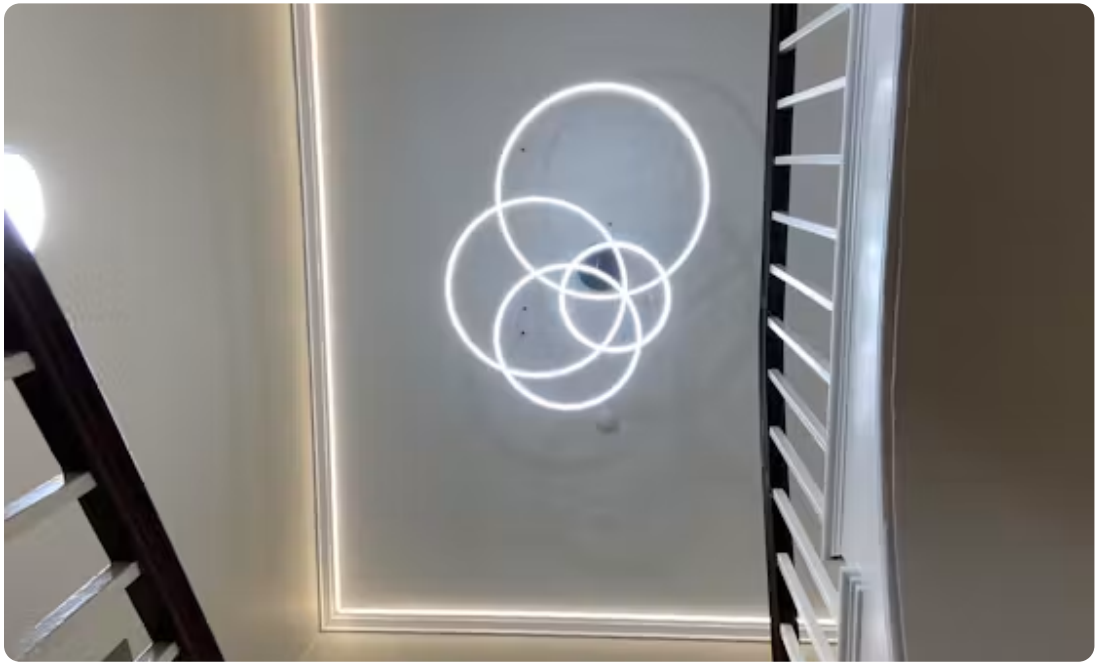
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ACCOMMODATION

NAME	SQ FT	SQ M	RENT	AVAILABILITY
Ground	1,468	136.38	-	Available
1st - First floor left	1,229	114.18	-	Available
1st - First floor right	464	43.11	-	Available
Total	**3,161**	**293.67**		

TERMS

Available by way of a new lease on terms to be agreed.

RENT

£15 per sq ft

EPC

C (74)

BUSINESS RATES

Rateable Value: £8,300

ANTI MONEY LAUNDERING

To comply with our legal responsibilities for AntiMoney Laundering, it is necessary to check all parties involved in this transaction. It is the responsibility for parties on both sides to provide information necessary to complete these checks before the deal is completed.

VIEWINGS

Strictly by appointment with the agent Bromwich Hardy.

CONTACT



Rob Lord
07385 663 147
rob.lord@bromwichhardy.com

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