

# Brook House @ Brook Street Business Centre

Brook Street, Tipton DY4 9DD

MANAGED OFFICES



## TO LET

OFFICES

**105 - 243 sq ft**

9.7 - 22.6 sq m

- Established location
- Remotely monitored CCTV
- 24 hour security access
- Modern offices
- Flexible terms
- Immediate occupation



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**Supporting SME Expansion & Relocation**



## LOCATION

Tipton is located on the North-West fringe of Birmingham, approximately 11 miles from the City Centre.

The Business Centre is accessed via Brook Street which is located off the A4037 Bloomfield Road.

Junction 2 of the M5 is 4.1 miles heading South and Junction 9 of the M6 is 4.5 miles heading North.

## Brook Street, Tipton



## DESCRIPTION

The Estate comprises a stand alone office building of 2 storeys incorporating 36 business units.

The building benefits from:

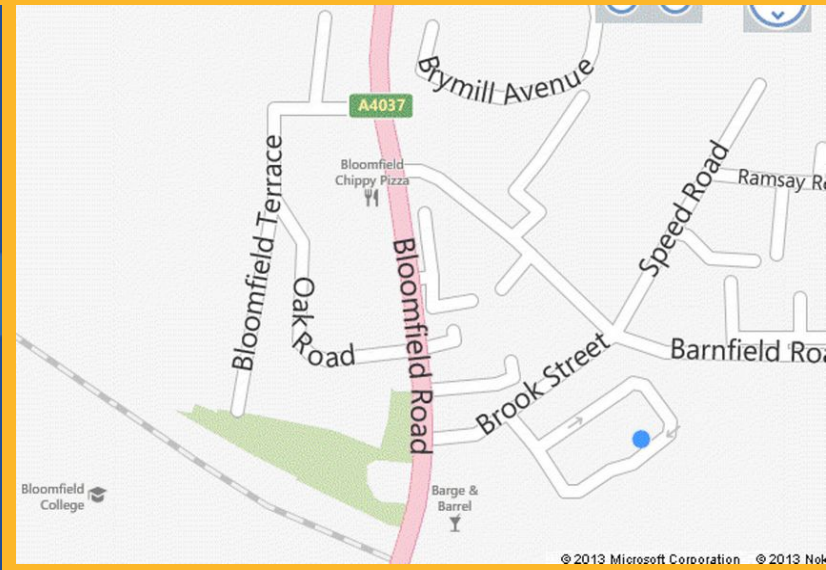
- CAT II lighting
- CCTV Security & swipe card access
- Lift,
- Male, female and disabled toilets,
- Communal kitchen facilities
- Free meeting room for Tenants.

## AVAILABILITY

Details of the vacant units and rent are shown on the accompanying schedule. All rents and other outgoings will be subject to VAT at the prevailing rate.

## TERMS

Offices are available to let on flexible agreements of 3 years with a rolling 3 month break options. There is a standard short form lease, enabling business to move in quickly with minimal fuss and no legal fees.



## ENERGY PERFORMANCE CERTIFICATE

Please see below

## VIEWING

To arrange to view the offices please contact:-



Whittle Jones Midlands, Jewellery Business Centre, 95 Spencer Street, Birmingham, B18 6DA. Email: [midlands@whittlejones.co.uk](mailto:midlands@whittlejones.co.uk)

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