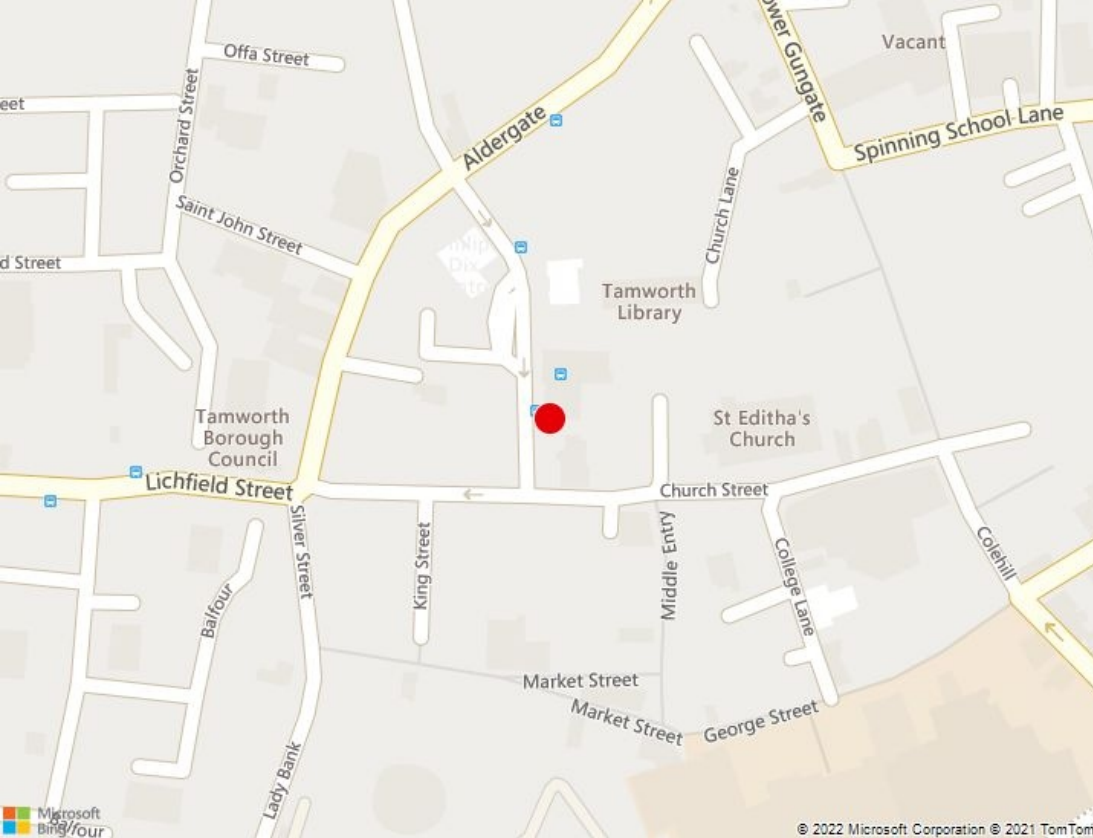


GROUND FLOOR HIGH QUALITY REFURBISHED OFFICES TO LET

The White House, 16-20 Church Street, Tamworth, Staffordshire, B79 7DH

2,366 SqFt (219.8 SqM) | £28,500 per annum exclusive





KEY FEATURES

- Adjacent to Tamworth Assembly Rooms
- Within walking distance of all amenities including retail provisions and Railway Station
- LED lighting, carpeting, perimeter trunking
- Parking available
- 100 Mb internet lease line
- Virtual Tour available - click [here](#)

LOCATION

Prominently situated on the corner of Church Street and Corporation Street in the heart of Tamworth Centre, and in close proximity to the Town's main shopping amenities with a variety of restaurants, bars and pubs close by.

Tamworth is witnessing significant transformation and investment which will see a number of projects being delivered including the relocation of Tamworth College and a new Enterprise Centre on the site of the former Coop department store overlooking St Edithas Square. For further information visit <https://transforming.tamworth.gov.uk/>

DESCRIPTION

Refurbished self contained office accommodation across ground, first and second floors, within The White House, an impressive refurbished Grade II Listed Building. Internally, the specification includes LED lighting, carpet floor coverings, gas central heating and a suspended ceiling. The premises have historically been used as offices and following the substantial refurbishment continue to be suitable for this use. Parking is available within the rear car park.



Area	SqFt	SqM
Ground Floor - AVAILABLE	2,366	219.8
Total Floor Area	2,366	219.8

The White House, 16-20 Church Street, Tamworth, Staffordshire B79 7DH



LEASE

The premises are available by way of a new lease, the length of which is to be agreed subject to negotiation.

ASKING RENT

£28,500 per annum exclusive

SERVICE CHARGE

A Service Charge will be payable to cover a due proportion of maintenance of the building, heating, common areas, CCTV, alarm and broadband.

EPC

Energy Performance Assessment Rating Band D - 89.

A full copy of the Energy Performance Certificate is available upon request.

BUSINESS RATES

The property is to be re-assessed for Business Rates following completion of the refurbishment.

Interested parties are advised to make their own enquiries with the Local Authority (Tamworth) for verification purposes.

LEGAL COSTS

Each party to be responsible for their own legal costs.

VAT

All figures quoted are exclusive of VAT which we understand will be payable in this instance.

VIEWING

Strictly by prior appointment, please contact:



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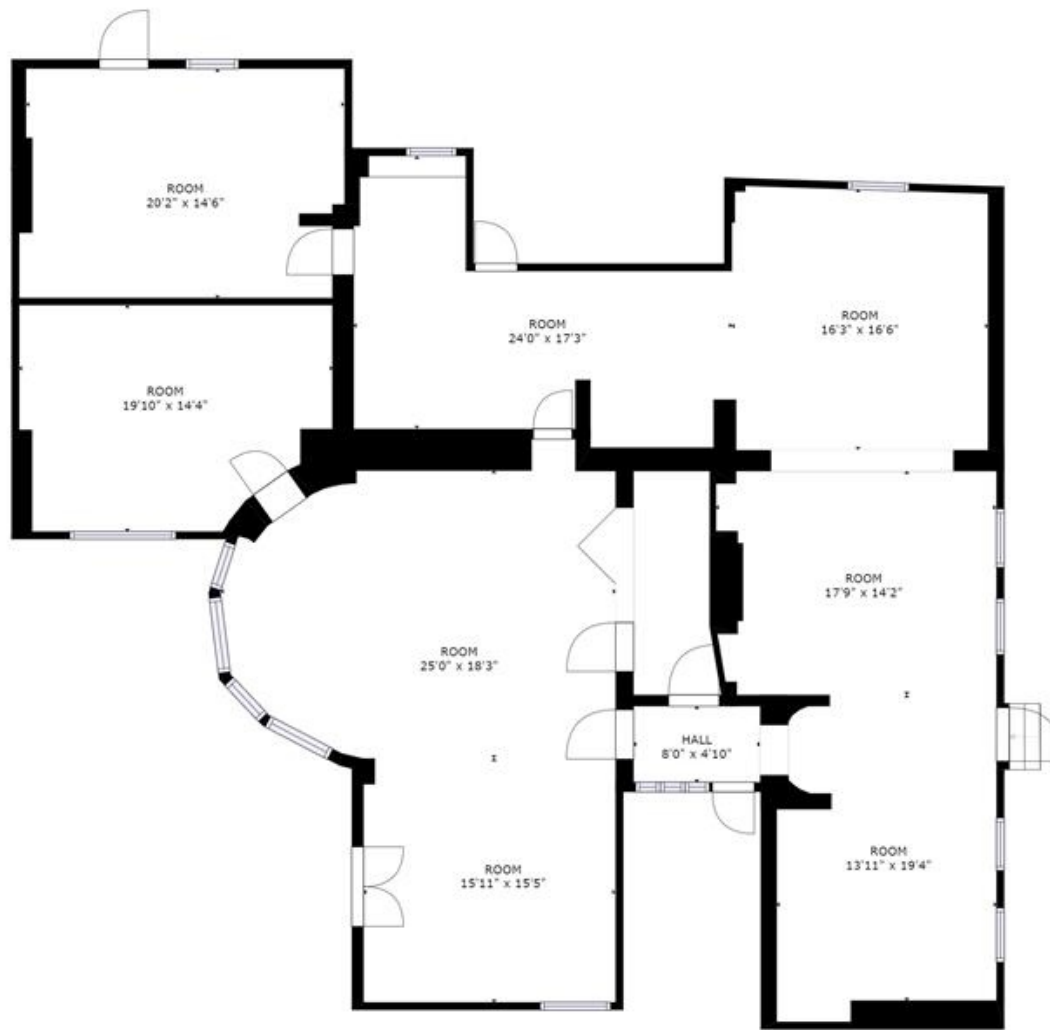


0121 321 3441
www.burleybrowne.co.uk



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Misrepresentation Act 1967. Unfair Contract Terms 1977. Consumer Protection Regulations under Unfair Trading Regulations 2008. The Business Protection Regulations from Misleading Marketing Regulations 2008.



FLOOR 1

GROSS INTERNAL AREA
 FLOOR 1: 2583 sq. ft
 TOTAL: 2583 sq. ft
 SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



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50 metres



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Experian Goad Plan Created: 08/08/2022

Created By: Burley Browne

For more information on our products and services:

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