

154

G R E A T C H A R L E S

Contemporary refurbished
office space with
new rooftop terrace

**Suites available to let
from 1,030 to 3,726 sq ft**

greatcharles.co.uk

BOUTIQUE OFFICE SPACE IN A VIBRANT LOCATION

154 Great Charles provides the ideal combination of style and substance for occupiers seeking smaller floor-plates, with high quality workspaces featuring exposed brickwork, services and premium finishes throughout. The 33,000 sq ft building is spread over 9 floors of fully refurbished office space, providing suites from 1,030 sq ft situated in a dynamic, easily accessible location.

Perfect for small business, there are stylish meeting areas that are both communal and hireable for those larger company meetings. In addition, the refurbishment works boast new amenities including a stunning roof terrace exclusively for the tenants of 148 and 154 Great Charles.







THE
ROOFTOP
AT 148





THE DETAIL IN THE DESIGN

Every detail has been considered from a business' point of view. 154 Great Charles brings together private and comfortable meeting areas with stylishly refurbished office suites.





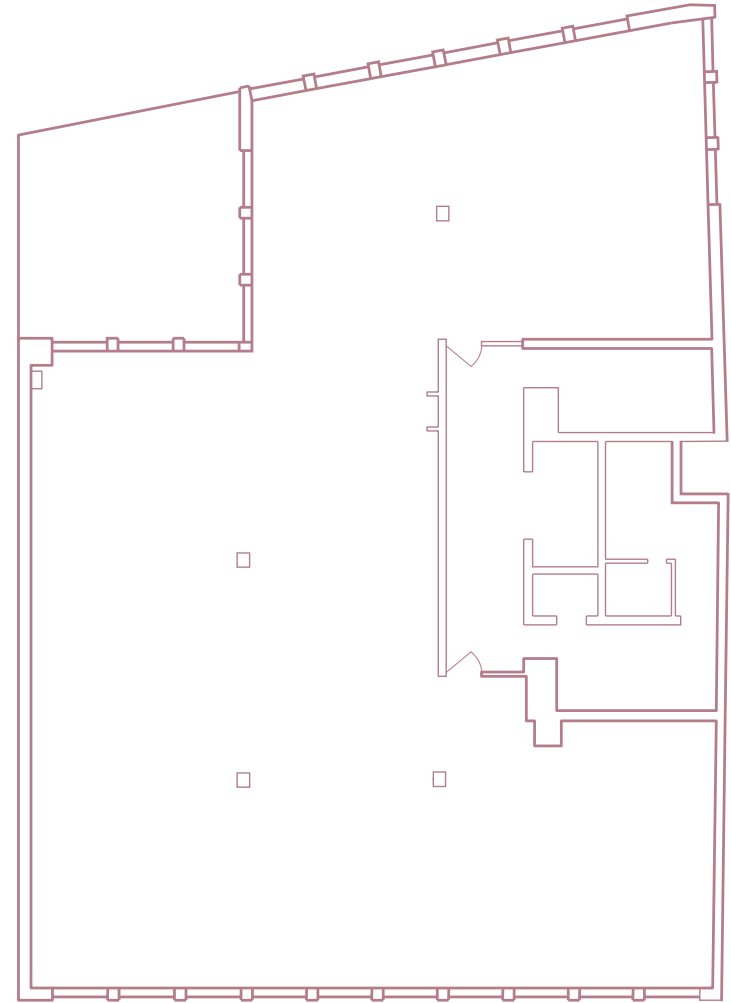
154 GREAT CHARLES

FLOOR	SQ FT	SQ M	
NINE STORAGE	821	76	
EIGHT	3,684	342	
SEVEN	3,722	346	TO LET
SIX	3,702	344	TO LET
FIVE FRONT REAR	2,366 1,342	220 125	TO LET
FOUR FRONT	3,710	345	
THREE	3,726	346	
TWO	3,698	344	
ONE	3,507	326	
GROUND	2,754	256	



FLOOR

TYPICAL FLOORPLATE



PLANS



SPECIFICATION

- VRF cooling and heating system
- Natural ventilation
- Exposed services
- 2 x nine passenger lifts
- EPC rating - C
- FUZONE500
- LED lighting
- Communal meeting rooms
- Male and Female WCs
- Disabled WCs
- Shower facilities
- Secure basement cycle storage
- Roof terrace
- Ground floor lounge and coffee bar

GROUNDBREAKING TECHNOLOGY

FUZONE500 uses the natural properties of Ozone (O₃) to eliminate up to 99.99% bacteria and airborne viruses without direct contact with the treated areas. FUZONE500 can be operated whilst premises are fully occupied, to guarantee that a space is being cleaned 24 hours a day and 7 days a week, continuously killing and destroying bacteria and viruses, without any harmful effects on people of interiors.



CITY CENTRE LOCATION

On the doorstep of all major transport hubs and the most prestigious bars and restaurants, Great Charles unites the best that Birmingham can offer. With the re-imagining of some of the city's most famous public squares within a few minutes walk, it's also perfect for a lunchtime stroll to absorb the contrasting Central Business District changing architectural landscape.



154
GREAT
CHARLES

PRIME LOCATION

The Great Charles estate is perfectly positioned to benefit from many of Birmingham's key transport hubs, amenities and attractions.

- Paradise, 2 minutes walk
- Colmore Row, 3 minutes walk
- St Philip's Cathedral Square, 3 minutes walk
- New Street Station, 5 minutes walk
- Jewellery Quarter, 3 minutes walk
- Snow Hill Station, 4 minutes walk



For further information or
to arrange a viewing, contact:



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