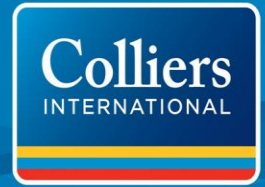


Preliminary brochure



SELF CONTAINED OFFICE BUILDING TO LET



Wingfield Court
Coventry Road
Coleshill
Birmingham
B46 3BE

- Headquarter office building
- Prominent position
- Generous on-site parking
- Easy access to M6 J4, M42 J6 & J9 and proposed northern relief road

6,938 sq ft

CONTACT US

Viewing is strictly by prior appointment with Colliers International, through:

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Wingfield Court, Coventry Road, Coleshill, Birmingham, B46 3BE

LOCATION

Wingfield Court is located on Coventry Road at its junction with Parkfield Road situated within walking distance of Coleshill Town Centre.

The property is easily accessed from the main A446 dual carriageway which in turn leads to the midlands motorway network via junction 4 of the M6 or junction 9 of the M42.

Coleshill offers convenient shopping and service amenities including retail, banking and post office facilities.

Birmingham International Railway Station, Birmingham International Airport and the National Exhibition Centre are within a few minutes' drive to the south.

Birmingham City Centre is located approximately 10 miles to the west.

DESCRIPTION

Wingfield Court comprises a new three storey self-contained office building together with 27 on site car parking spaces.

The building is accessed at the ground floor level via a centrally located reception area which provides lift and stair access to first and second floor office areas.

The as built specification includes full gas fired central heating, double glazing, anti-static carpets and WC and kitchen facilities.

PARKING

27 on-site car parking spaces.

LEASE TERMS

The building is available on a new full repairing and insuring lease on institutional terms.

BUSINESS RATES

The rateable value is £57,000. Based on this the rates payable would be £4.31 per sq ft

FLOOR AREAS

The property has the following approximate floor areas:

Accommodation	Size (sq ft)	Size (sq m)
Second floor	3,092	287.26
First floor	3,105	288.46
Ground floor	741	66.84
TOTAL	6,938	644.56

VIEWING

By prior appointment with Colliers International

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