

**TO LET** PROMINENT SELF CONTAINED OFFICE OPPORTUNITY

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# BANK HOUSE

8 Cherry Street, Birmingham, B2 5AL



## Key Highlights

- Unique self-contained opportunity of 25,000 sq ft plus
- To be refurbished to an agreed specification
- Grade A accommodation
- Ability to interconnect floors
- Secure on-site parking
- DDA compliant with ground floor access
- New FRI terms

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SAVILLS BIRMINGHAM  
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[savills.co.uk](https://www.savills.co.uk)

The Savills logo consists of the word "savills" in a lowercase, sans-serif font, colored in a dark red or maroon hue. It is positioned on a bright yellow rectangular background.

## Location

Located equidistant from New Street and Snow Hill railway stations and just a stone's throw from the Midland Metro extension on Corporation Street, Bank House is a one of the best positioned commercial offices in Birmingham.

Overlooking St. Philip's Cathedral, this prominent sought-after location is home to a range of professional services businesses.

Bullring, Grand Central and the Mailbox shopping centres, with a wide choice of bars, restaurants and coffee shops are on its doorstep, Bank House allows occupiers to take full advantage of a wealth of nearby leisure and retail facilities.

## Accommodation & Specification

A striking and stylish light-filled reception provides an impressive sense of arrival, whilst an in-house concierge service gives occupiers access to a range of amenities from dry cleaning and shoe repair to phone charger hire.

For the active commuter, the benefit of secure and accessible cycle storage with accompanying shower and changing facilities provide somewhere convenient and comfortable to refresh for the day.

With glazing across all elevations, each floor will benefit from an abundance of natural light providing an exceptional and productive working environment. The newly refurbished, Grade A accommodation will provide:

- Raised access floors
- VRF air conditioning
- High quality shower & changing facilities

## Lease Terms

The property is available to let as a whole on new full repairing and insuring lease terms to be agreed.

## Rent

Available upon application.

## Service Charge

A service charge of £7.10 per sq ft will be levied toward the cost of the maintenance of the common areas of the estate.

## Business Rates

The Tenant will be responsible for the payment of Local Authority rates. These are estimated at c.£9.01 per sq ft payable. We recommend that interested parties make their own enquiries to the local authority.

## VAT

VAT is payable at the prevailing rate.

## EPC

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

## Legal Costs

Each party will be responsible for their own legal costs incurred in the transaction.

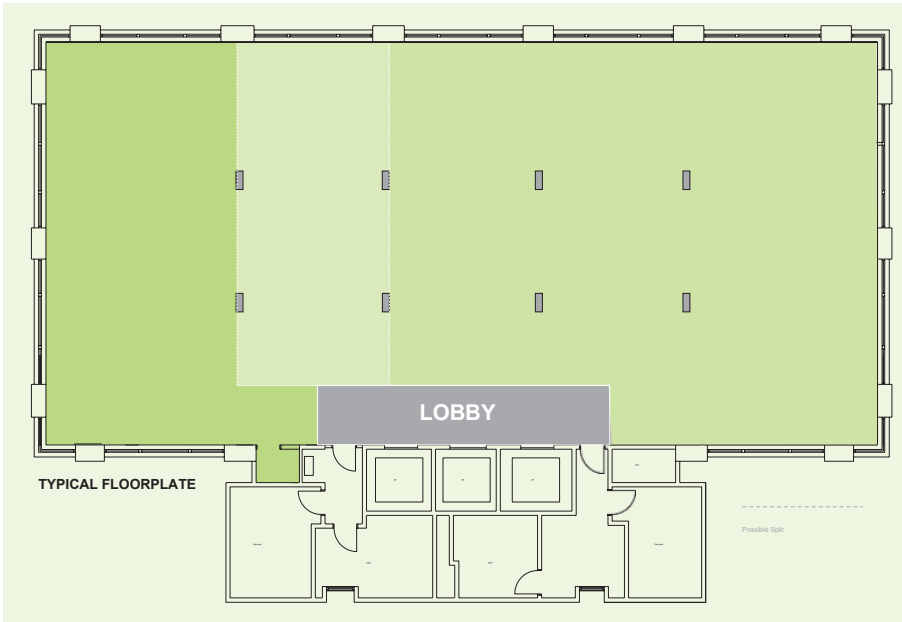


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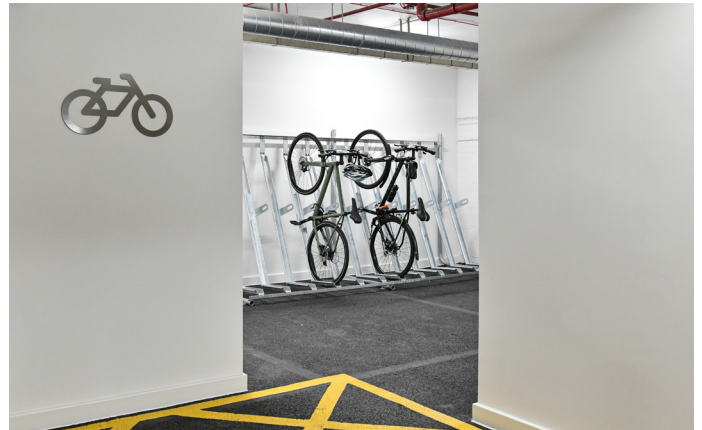
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### Availability

FLOOR	SIZE (SQ FT)	SIZE (SQ M)
5th	4,700	436.6
4th	4,700	436.6
3rd	4,700	436.6
2nd	4,700	436.6
1st	4,700	436.6
Podium	2,940	273.1
<b>TOTAL</b>	<b>26,440</b>	<b>2,456.4</b>



### Contact

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