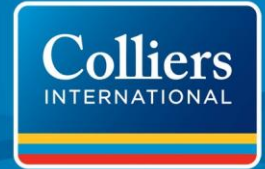


PRELIMINARY BROCHURE

TO LET

CITY CORE OFFICE BUILDING



Centre City  
Hill Street  
Birmingham  
B5 4UA

- Planned high-spec refurbishment of the central atrium and cafe
- Secure on-site parking and 24-hour access
- Male & female WC's on each floor
- High specification office suites including LED lighting, raised access floors and comfort cooling

1,700 sf (158 sq m) – 14,050 sq ft (1,305 sq m)

## CONTACT US

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

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# Centre City, Hill Street, Birmingham B5 4UA

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## LOCATION

Centre City is prominently located adjacent to Birmingham New Street Station therefore highly accessible by public transport. With the Bullring Shopping Centre located just a 5-minute walk away, an abundance of amenities serve the property.

The property has excellent access to Suffolk Street Queensway (A38) via Holloway Circus which directly links onto the Aston Express Way.

## DESCRIPTION

Centre City is a 20-storey, 208,000 sq ft building located in Birmingham's prime core business district, with 206 onsite parking spaces and on-site bicycle storage. The building offers an in-house modern café within the central atrium and flexible working spaces.

## FLOOR AREAS

The property has the following approximate net internal floor areas:

Accommodation	Size (sq ft)
Suite 11c	1,700
Suite withheld	1,750
Suite withheld	7,500
Atrium	3,100

## PARKING

£2,000 per space

## TENURE

The premises are available on a new lease from the Landlord on full repairing and insuring terms

## RENT

£21 per square foot, per annum, exclusive

## SERVICE CHARGE

£6.72 per square foot, per annum, exclusive

## RATES

The payment of business rates will be the responsibility of the tenant.

## LEGAL COSTS

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

## EPC

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## VIEWING

By prior appointment with Colliers International.

Contact:

Richard Williams 0121 265 7630

Molly Cook 0121 265 7611

### Misrepresentation Act

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06/04/2017

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# Centre City, Hill Street, Birmingham B5 4UA



## Centre City

Hill Street  
Birmingham  
B5 4UA

### KEY

#### Local amenities in your vicinity

01	Birmingham Hippodrome	03	Strada	09	Wagamamma
02	Radisson	06	Gourmet Burger Kitchen	10	Selfridges
03	Harvey Nichols	07	Sainsbury's	11	Holiday Inn
04	Malmaison	08	Electric Cinema	12	Yo Sushi

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