

## Commercial Property Agents | 01902 425646

6 Waterloo Road Wolverhampton, WV1 4BL



Top Floor, 21 Chapel Ash, Wolverhampton, WV3 0TZ

# TO LET

OFFICES

**Size** 535 sq ft (50 sq m)

**Rent** £3,600

#### **Description**

The property is located in Chapel Ash, a busy thoroughfare just to the west of the city centre.

Self contained office suite; hall, kitchen and toilet facilities, with a spacious open plan office layout.

There is also carpet throughout.

Access is via a staircase only.

#### **Accommodation**

(All areas are approximate)

#### Third Floor/Top Floor:

Three rooms 535 ft<sup>2</sup> (49.70 m<sup>2</sup>)

Kitchen area

WC

#### Rent

£3600 per annum exclusive.

#### Lease

A new lease is available on terms to be agreed.

#### **Planning**

The premises benefits from A2 consent.

#### **EPC Rating**

E - 121

#### **Business Rates**

Rateable Value £ 2,400.00

Interested parties are advised to make their own enquiries with the local rating authority to verify the above. Small Business rates relief may also be applicable.

\*Small Business Rates Relief may apply\*

#### Viewing

By arrangement with the agents:

Michael Tromans & Co LLP

tromansandco@aol.com

Tel: 01902 425 646

#### **Subject to Contract**

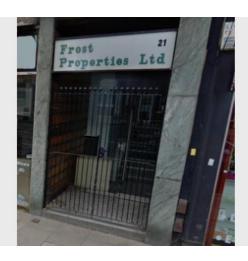
SC 16-2-24

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## Additional Images

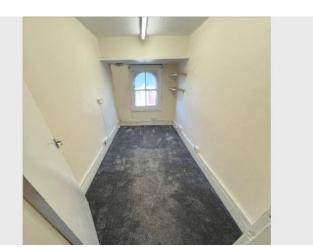
















### **Additional Images**

