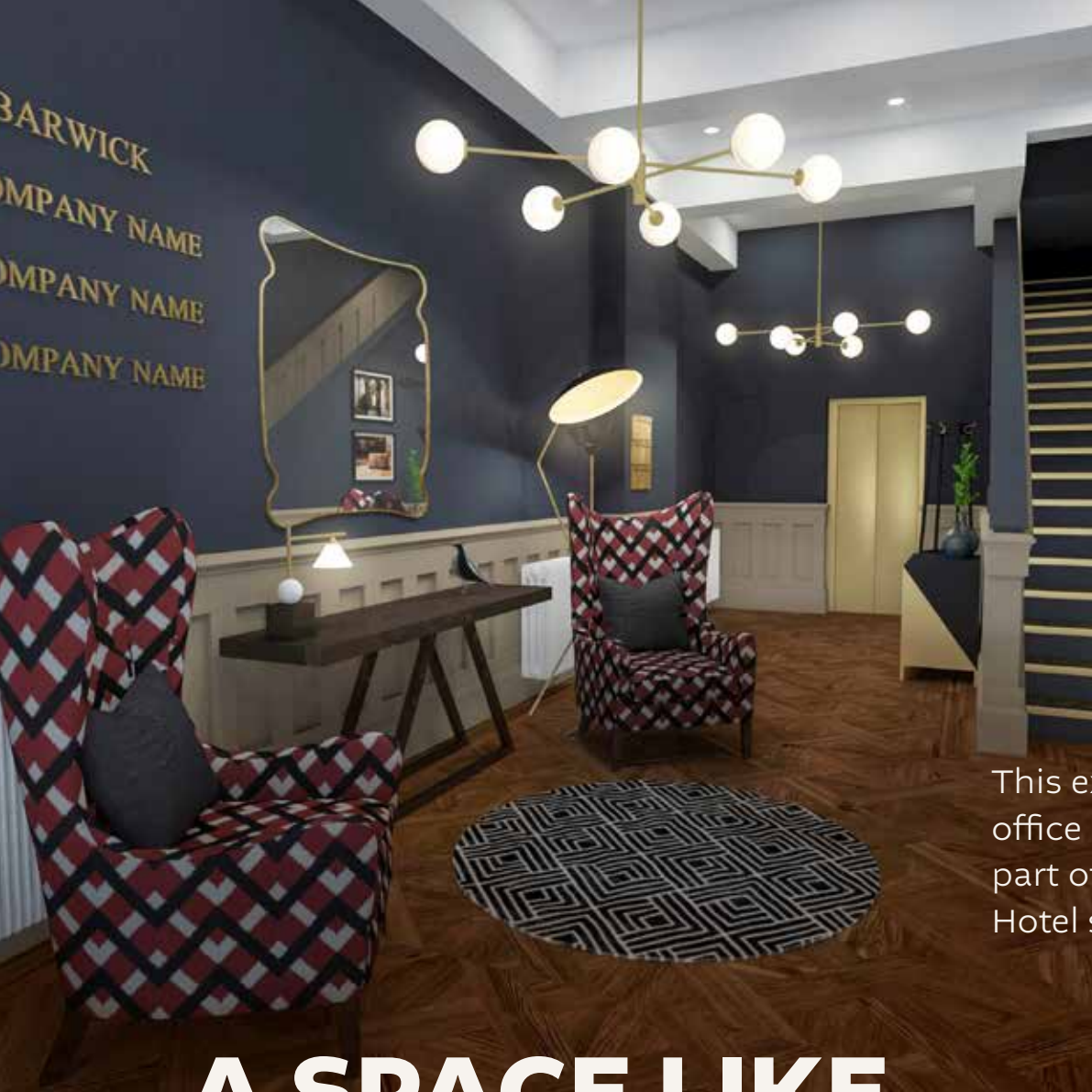




THE
BARWICK
BOUTIQUE OFFICE SPACE



This exquisite office building is a part of the Grand Hotel scheme.

A SPACE LIKE NO OTHER

The Barwick is a boutique style Grade II* listed building located in the Colmore Business District.

It can be let as a whole or floor by floor. Accommodation from 1,165 sq ft to 5,238 sq ft is available.

BOUTIQUE INTERIORS

The Barwick comprises a self-contained office building of traditional brick construction.

The building is undergoing a comprehensive refurbishment and will be available Autumn 2019.



LEASE TERMS

The accommodation is available to let on terms to be agreed. The quoting terms can be made available on request to the letting agents.

BUSINESS RATES

Occupiers will be responsible for paying Business Rates direct to the local authority.

SERVICE CHARGE

A Service Charge will be levied to cover the Landlord's services provided.

ENERGY PERFORMANCE CERTIFICATE

An Energy Performance Certificate will be made available.

LEGAL COSTS

Each party will be responsible for its own legal costs.

FLOOR PLANS



ACCOMMODATION

First Floor	2,173 sq ft	Available
Second Floor	1,900 sq ft	Let
Third Floor	1,165 sq ft	Let
TOTAL	5,238 sq ft	

An occupier who takes the whole building or second and third floor together could remove fire lobbies to create additional space.

The floor areas (IPMS 3) are subject to on-site measurement on completion.

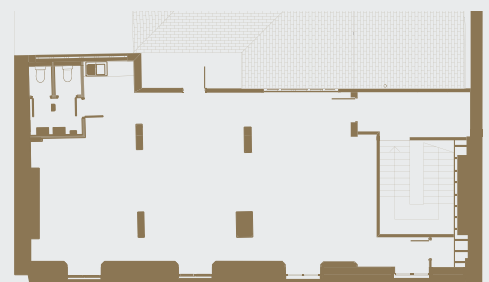
FIRST FLOOR



SECOND FLOOR



THIRD FLOOR

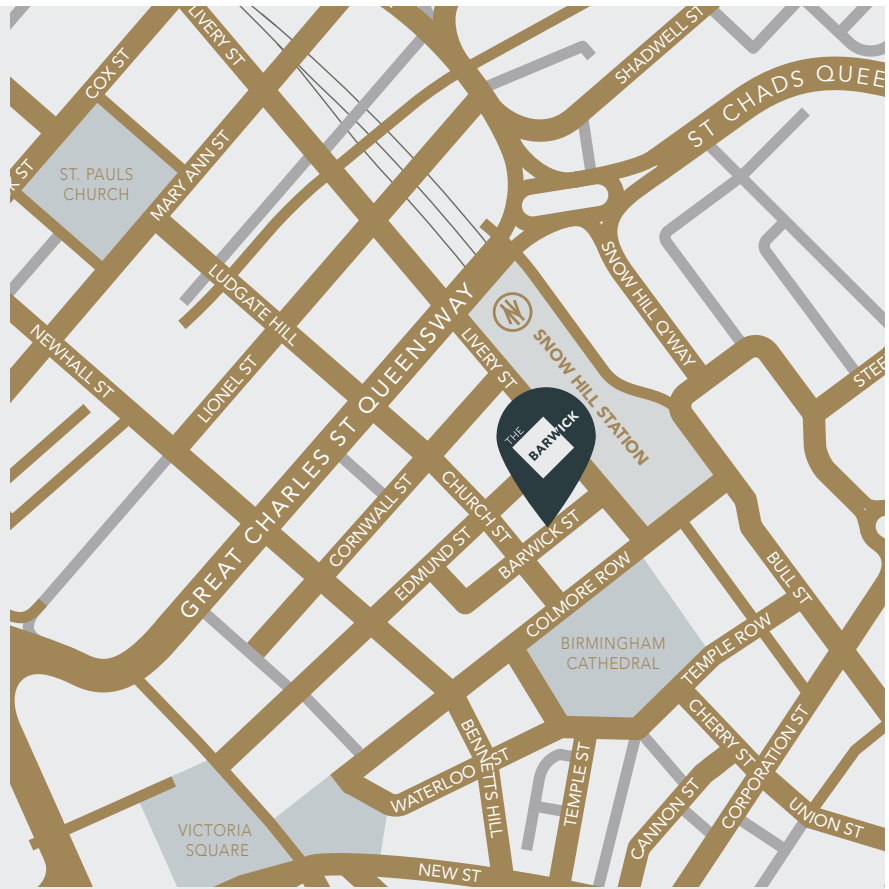


LOCATION

This Grade II* listed property is located in a superb position on Barwick Street within the heart of Birmingham city centre.

The building's city centre location affords it the best of business and pleasure with Birmingham's array of retail, leisure and entertainment opportunities on the doorstep.

The building is just a few short steps away from Birmingham's Snow Hill station and close to New Street station on foot.



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www.thebarwick.co.uk

Viewings by appointment only



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