

For Lease

Office

The Cobalt Centre

First Floor Unit 11, Siskin Parkway East, Coventry
CV3 4PE

BROMWICH
ARDY
024 7630 8900
www.bromwichhardy.com

1,130 Sq Ft
£14,500 Per Annum

Key Features

- Stunning views over Warwickshire countryside.
- High specification modern units.
- Excellent transport links near Coventry Airport.
- Car Parking Spaces.
- Air Conditioning and Raised Access Flooring



The Cobalt Centre, First Floor Unit 11, Siskin Parkway East, Coventry, CV3 4PE



Location

Middlemarch Business Park is situated three miles south of Coventry City Centre by Coventry Airport at the A45/A46 Tollbar Island interchange. The M1, M6, M40, M42, M45 and M69 motorways are all within a seven mile radius, each accessed by the A45 or A46 trunk roads. Please note that the major upgrade of the Tollbar Island interchange has completed. The general area is home to major companies such as Jaguar Landrover, Walkers Crisps, Unipart, Royal Mail, Travis Perkins and B & Q.

Description

A service charge is in operation for maintenance and management of external and common parts and services at The Cobalt Centre, together with a contribution to the wider service charge for Middlemarch Business Park. The charge for Unit 11 is currently £873.56 per annum, but may change from year to year.

Accommodation

Area	Sq Ft	Sq M
Ground Floor	1,130	104.98
First Floor	1,130	104.98
Total	1,130	104.98

Tenure

The property is available on a lease to be agreed.

EPC

Available upon request.



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With over 250 years
of combined
experience, trust
Bromwich Hardy to
safeguard your
commercial property.



Service Charge

Further information available upon request.

Legal Costs

Each party is to bear their own legal and surveyors costs incurred in this transaction.

Viewing

Strictly by appointment with the agent Bromwich Hardy.



Caine Gilchrist

Contact us with any queries about the property or to book a viewing

02476 308 900

07806 767 073

caine.gilchrist@bromwichhardy.com



Charlie Glover

Contact us with any queries about the property or to book a viewing

024 7630 8900

charlie.glover@bromwichhardy.com



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