



# TO LET / FOR SALE

**1,876 sq ft (174.28 sq m)**

Self-contained offices

**5 The Croft,**  
Buntsford Gate Business Park,  
Bromsgrove,  
B60 4JE

- Prominent location
- Freehold available
- Immediately available
- On-site car parking

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0121 233 2330



# Property details – 5 The Croft

## Description

The property is a two storey self contained brick built office surmounted by a pitched tile roof. 5 The Croft benefits from the following specification:

- Gas fired central heating
- Raised access floors
- Suspended ceiling with recessed lighting
- Double-glazed powder coated windows

## Accommodation

The property totals approximately 1,876 sq ft (174.3 sq m).

## Tenure

The property is available by the way of a new lease on fully repairing and insuring terms or alternatively the freehold can be purchased.

## Rental

Based on £14 psf per annum exclusive.

## Price

£285,000 exclusive.

## VAT

The property is registered for VAT.

## EPC

TBC.

## Car parking

There are 7 parking spaces available.

## Business rates

The property has a rateable value of £16,492.

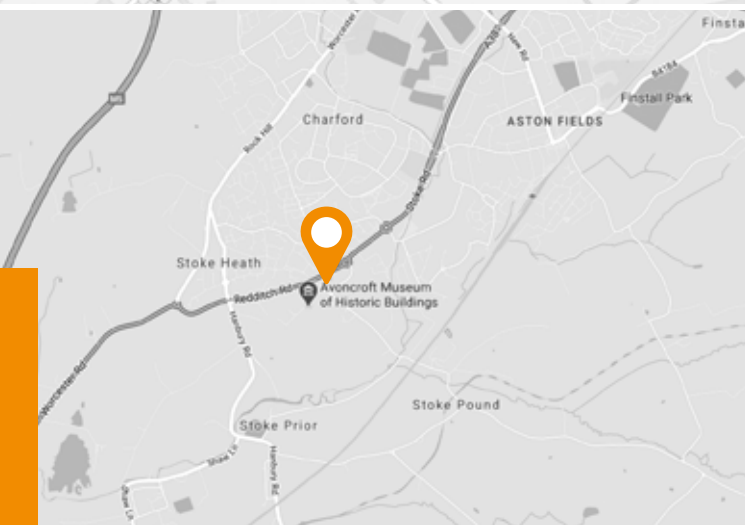
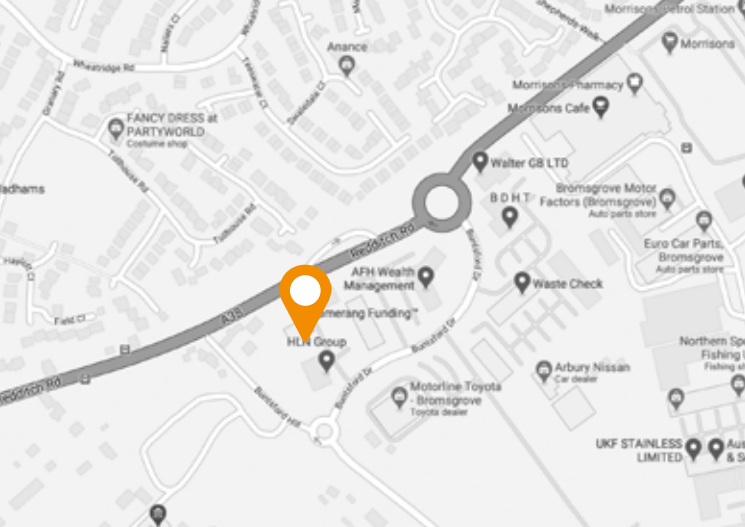
## Estate charge

An estate charge is levied to cover the maintenance of the common areas of the estate. Further details are available from the agents.

## Legal costs

Each to bear their own.





# Location details

**5 The Croft,  
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Situated on the outskirts of Bromsgrove, Buntsford Gate Business Park is an office development located within minutes of the Midland motorway network. Buntsford Gate Business Park has become the primary location for good quality office accommodation in Bromsgrove, attracting occupiers from across the region. Situated close to beautiful countryside, Bromsgrove offers excellent shopping, sports and leisure activities, alongside good schools and healthcare facilities, plus a wide range of housing. The property is located within a few minutes' walk of Morrisons supermarket.

The Croft was the final phase of the Park comprising 12 office buildings on a self-contained site. The scheme is approximately 1 mile from Bromsgrove town centre, with easy access to the motorway network from either J4 of the M5, to the south, or J1 of the M42 to the north.



**For further information  
and to arrange a viewing,  
please contact:**

**Malcolm Jones**

**0121 233 2330**

**07825 848 425**

**[mjones@kwboffice.com](mailto:mjones@kwboffice.com)**

**[www.kwboffice.com](http://www.kwboffice.com)**

**KWB Office Agency Ltd, Lancaster House,  
67 Newhall Street, Birmingham B3 1NQ**

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