



## Burslem Enterprise Centre

Burslem, Stoke-on-Trent, ST6 1JQ

£1,584 Per Annum

Units range from 135 sq.ft. 535 sq.ft.

Rents from £132 pcm - £500 pcm

Within walking distance of Burslem Town Centre, there are 32 offices and workshops on the ground floor and an additional 14 high quality furnished offices. There is a reception area, central post and parcel facility, fully alarmed units, on-site face and communal kitchen.



135.00 sq ft



## **Description**

The Enterprise Centre comprises 32 offices and workshops which are on the ground floor with an additional 14 high quality furnished offices complete with small kitchen area on the first floor. The site has 24 hour access and free car parking. There is also a café and communal kitchen within the building. Facilities also include a reception and waiting area, central post and parcel facility and fully alarmed units. Each unit has its own access from a central area, plastered walls and ceilings.

## **Location**

The Burslem Enterprise Centre is located on the B5051 Moorland Road within walking distance of Burslem Town Centre. Burslem is one of the six towns which make up the Stoke-on-Trent conurbation and is located to the north. Burslem has local shops with the main shopping available to the north in Tunstall or to the south in Stoke-on-Trent City Centre. There is good access to Burslem Town Centre and onto the A500, an urban expressway through the heart of the Stoke-on-Trent conurbation linking junctions 15 and 16 of the M6 Motorway.

## **Accommodation**

Units available from 135 sq.ft to 495 sq.ft

## **Tenure**

The units are available on a licence agreement and the rents are inclusive of business rates and heating. Electricity is charged separately.

## **Planning**

Bjb recommend that potential occupiers make their own enquiries to the local authority in order to satisfy themselves that their proposed use is authorised in planning terms.

## **Rating**

The Rateable Value will be assessed upon occupation. Many of the suites will fall under the ZERO business rates initiative provided your business meets the criteria set by the government and local authority. The standard non-domestic rating multiplier is 49.3 pence in the pound. The small business non-domestic rating multiplier is 48 pence in the pound, for properties with a rateable value up to £18,000. Bjb recommend parties make their own enquiries into any further business rate relief which maybe available.

## **Viewing**

Strictly by appointment via bjb commercial, Head Office, Lake View, Festival Way, Stoke-on-Trent ST1 5BJ. Telephone 01782 212201. Opening hours are 9.00-5.30pm, Monday to Friday.