

OFFICE SPACE - TO LET

SUITE 3

RUSSELL HOUSE

THE INHEDGE

DUDLEY, DY1 1RR

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This purpose-built office premises provides three floors of predominantly open plan office suites.

The available suite is situated on the second floor and comprises open plan workspace, its own kitchen facility and dedicated male and female w/c facilities. The office also benefits from air conditioning and perimeter trunking throughout.

Russell House occupies an elevated site overlooking The Inhedge. The suite has 4 allocated parking spaces at rear which are accessible from a shared access with Alexander House & Inhedge House via Gads Lane.

The area has established occupiers such as the Magistrates Court and The Job Centre. Nearby facilities include the Town Centre, cafes, shops, bars, railway station and bus station.

Key information:

Russell House is comprised of:

Ground Floor ***LET***

First Floor ***LET***

Second Floor 1,139 sq ft (105.81 sq m) available at £12,500 pax.

Service charge, utilities, insurance, maintenance, VAT and Business Rates are payable in addition (please contact Agent for further assistance).

For further information or to arrange an inspection, please contact Anthony Wiggins or Erin Beards on 01952 603303.

Subject to Contract / Details Created 10/2025

WIGGINS LOCKETT THOMPSON LTD

73 High Street, Madeley

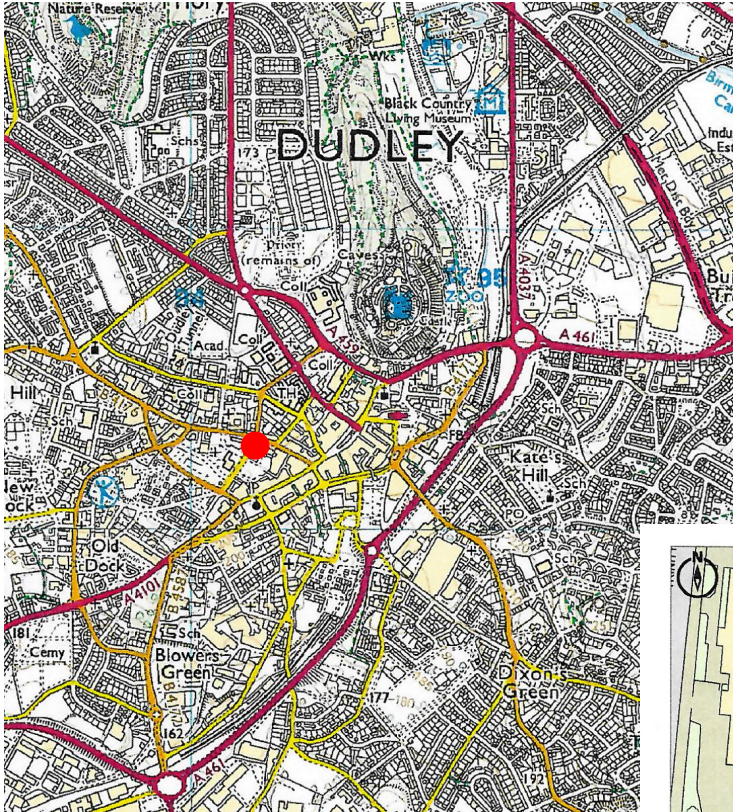
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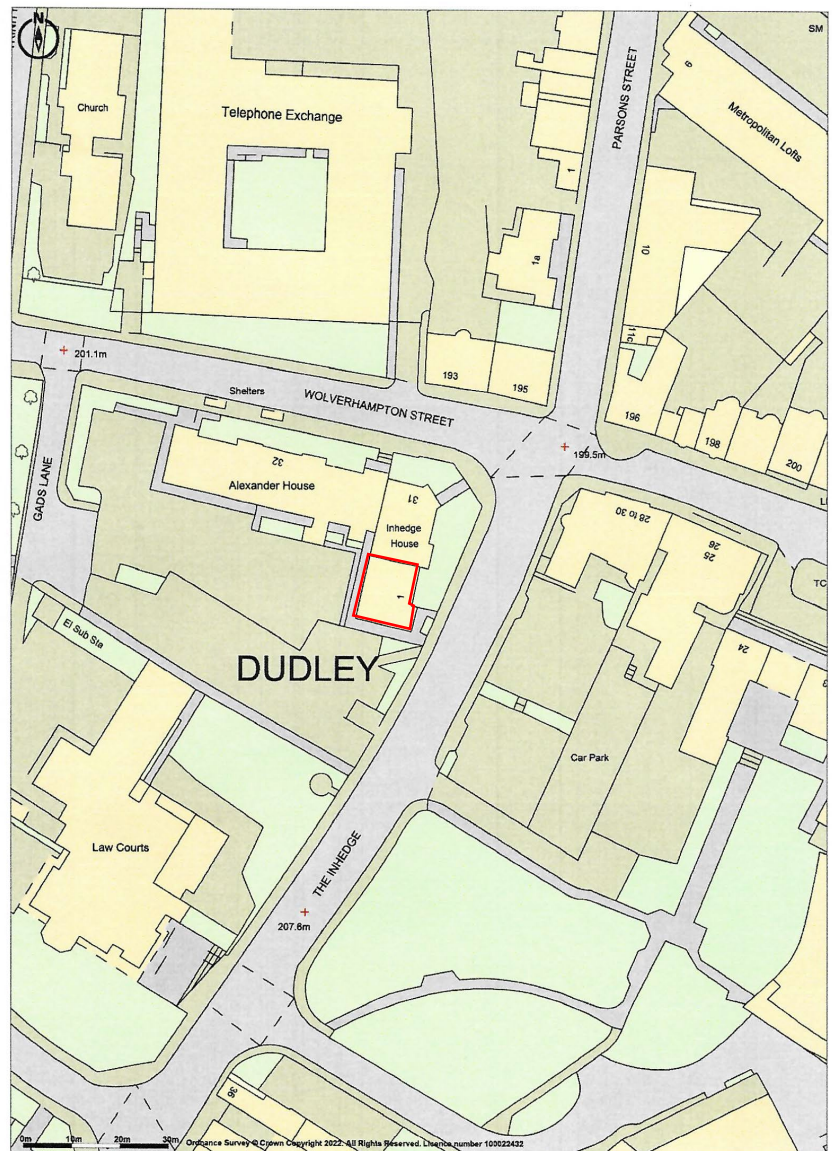
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