



- Self-contained office suite
- 1 parking space allocated
- 2 rooms, plus own kitchen & WC
- Electric heating
- Town centre location
- Own front door

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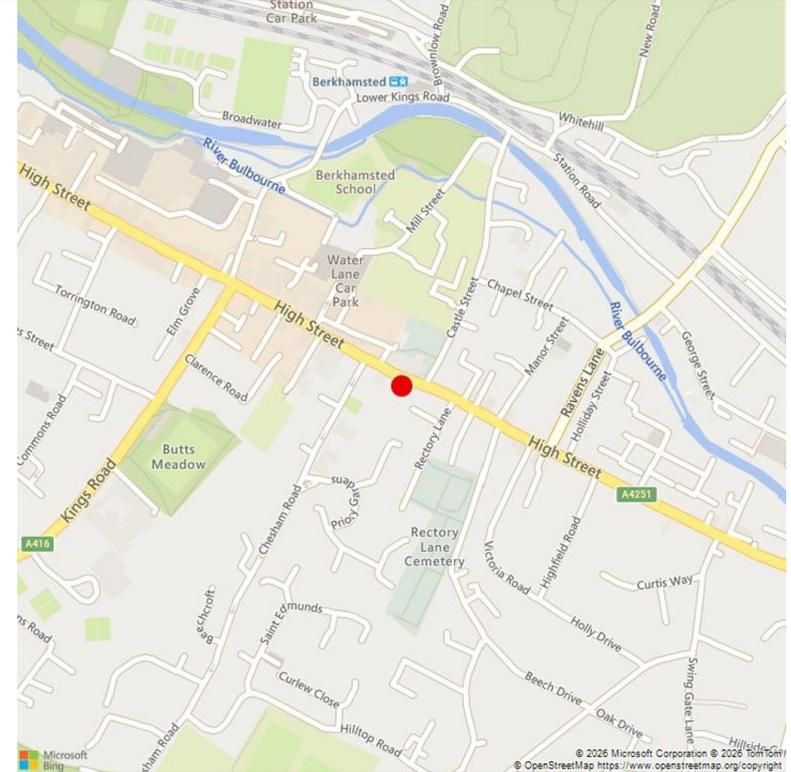
01442 220800

G/F Suite B5 & B6, R/o 111-113 High Street, Berkhamsted HP4 2DJ

Attractive Office Suite

Approx. 656 Sq Ft (60.94 Sq M)

To Let



Description

The offices provide a self-contained suite of 2 rooms together with a kitchen and WC with its own entrance at the rear of the building. Heating is provided by electric heaters. There is also a car space allocated in the car park at the rear.

Location

The property is in the heart of Berkhamsted, close to all amenities.

The railway station is also within a short walk with a regular service with 4 trains an hour to London (Euston) in a fastest time of 35 mins

Floor Area

Room B5	304 Sq Ft	28.24 Sq M
Room B6	178 Sq Ft	16.54 Sq M
Kitchen/Staff Room	174 Sq Ft	16.16 Sq M
Total	656 Sq Ft	60.94 Sq M

Rent

£15,750 per annum exclusive

Terms

The premises are available by way of a new FR&I lease for a term to be agreed

Business Rates

To be assessed

VAT

This property is subject to VAT.

Energy Performance Rating

Band E (Rating 115)

Viewings

By appointment via sole agents -
 Aitchison Raffety Ian Archer
 01442 220800,
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 Connor Harrington, 01442
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