

**Unit 14b Springfield Business Centre, Brunel
Way, Stonehouse, GL10 3SX.**

 **Offices**

 **Stonehouse**

 **To Let**

 **89.52 m2 (964 ft2)**





Unit 14b Springfield Business Centre

Modern offices on a popular business park within 2 miles of the M5 with allocated parking.

Location

Unit 14 is situated on the northern side of Brunel Way on a development of light industrial/office units known as Springfield Business Park on Stonehouse Business Park, approximately ¼ mile north from the A419 Bristol Road and 1 mile west of Stonehouse town centre.

Description

The property comprises a mid-terraced unit of steel portal frame construction with part cavity blockwork, part profiled steel-clad elevations. To the front elevation there is a section of floor to eaves height double glazed framework with uPVC coating in yellow colouring.

The roof is pitched and covered with profiled steel sheeting and roof lighting is provided by means of intermittent corrugated Perspex skylights.

The property has been refurbished to offer modern office accommodation over ground and first floor. There are painted plastered walls and ceilings on the ground floor and a suspended ceiling on the first floor with inset lighting. The unit is carpeted throughout with perimeter trunking with power and network points, as well as air conditioning/comfort cooling. The unit is also sub-metered and provides a kitchenette and two WCs.

There is allocated parking to the front.

Accommodation

(Approximate net internal area)

89.52 sq m (964 sq ft)

Rates

The Rateable Value listed on the Valuation Office Agency website is £6,400. Prospective occupiers should also check with the Local Authority to establish any transitional relief that may be applicable.

Planning

Offices within Class E of the Use Classes Order 1987.

Terms

The property is available by way of a new lease for a term to be agreed.

Rent

£15,000 per annum exclusive.

Service Charge

A charge will be levied to cover the upkeep of the communal areas. Further information available from the agents upon request.

Energy Performance Certificate

The property has a rating of C-70.

VAT

The property is elected for VAT.

Legal Costs

Each party to bear their own legal costs incurred in the transaction.



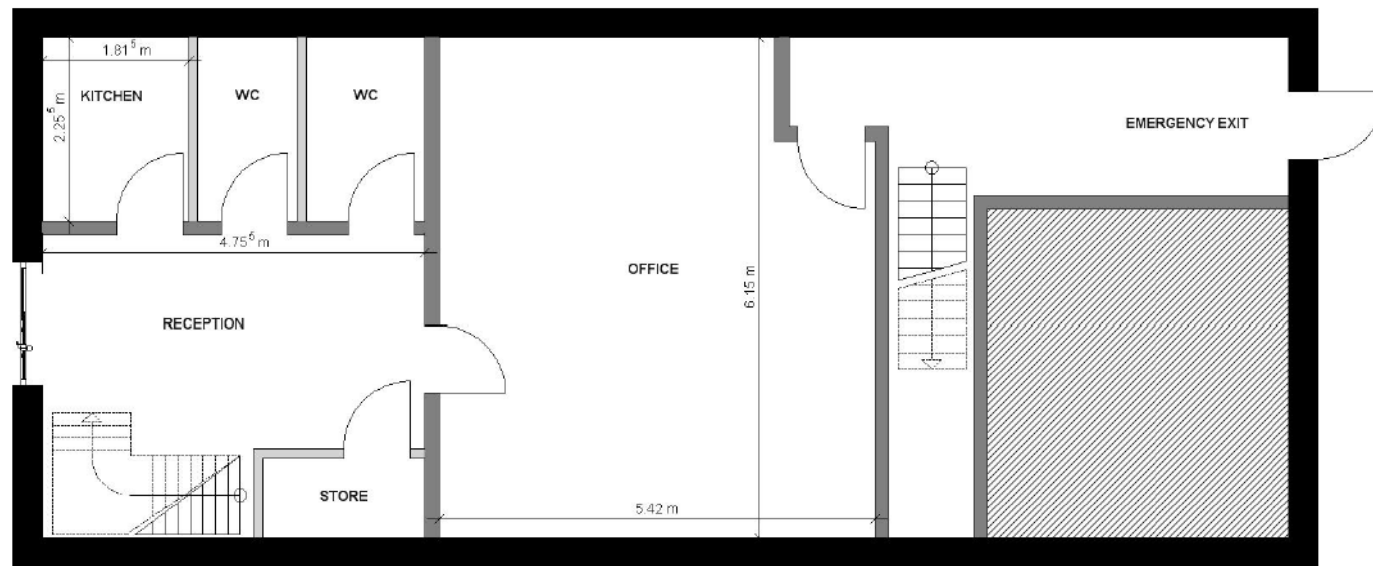


Unit 14b Springfield Business Centre





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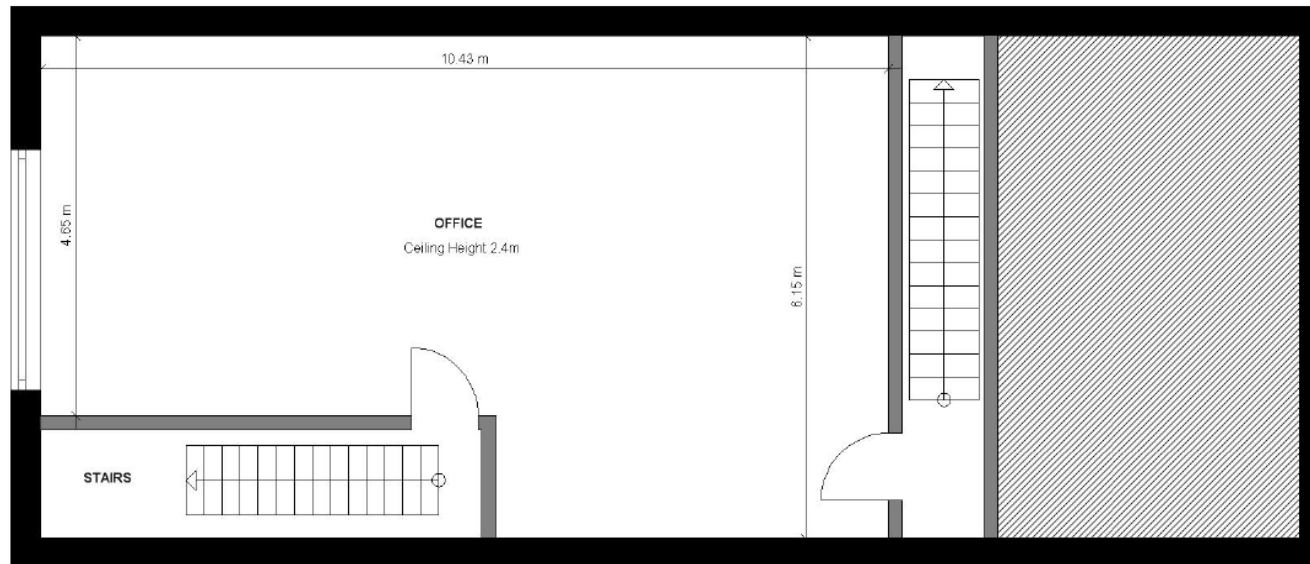


Unit 14b Stroudwater Business Park - Ground Floor





Unit 14b Springfield Business Centre



Unit 14b Stroudwater Business Park - First Floor






Request a viewing

For further information or to request a viewing, please get in touch

Key contacts

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