

Office 4D, Dunstalls Farm, Arlingham Road,
Saul, Glos GL2 7JE.

 Offices

 Gloucester

 To Let

 21.37 m2 (230 ft2)





Office 4D, Dunstalls Farm, Saul

Modern development of office suites in a rural setting on the outskirts of Frampton on Severn.

Location

Dunstalls Farm is located on the outskirts of Frampton on Severn, approximately 2 miles from its junction with the A38 and approximately 3 miles from Junction 13 of the M5. Stonehouse lies 5 miles to the east and Gloucester 11 miles to the north. The location offers a pleasant working environment and quiet, attractive surroundings.

Description

The property comprises a new development of luxury office suites, a combination of new build and conversions.

They are finished to a high specification and each office suite comprises:

- Ultrafast broadband connection.
- Comfort cooling and heating.
- Integrated fire and intruder alarm systems.
- Aluminium framed windows and doors.

- Kitchenette and WC facilities
- Allocated parking.
- CCTV and electronically operated gated entrance.

Accommodation

(Approximate net internal area)

21.37 m² (230 ft²).

Rates

The Rateable Value is to be confirmed. Prospective occupiers should check with the Local Authority to establish any transitional relief that may be applicable.

Planning

Office use.

Terms

Each suite is available by way of a new internal repairing and insuring lease for a term to be agreed.

Rent

£400 per month.

VAT

The property is elected for VAT.



Service Charges

A charge will be levied by the landlord to cover the costs associated with the upkeep and maintenance of the communal areas.

Energy Performance Certificate

EPCs are being prepared.

Legal Costs

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

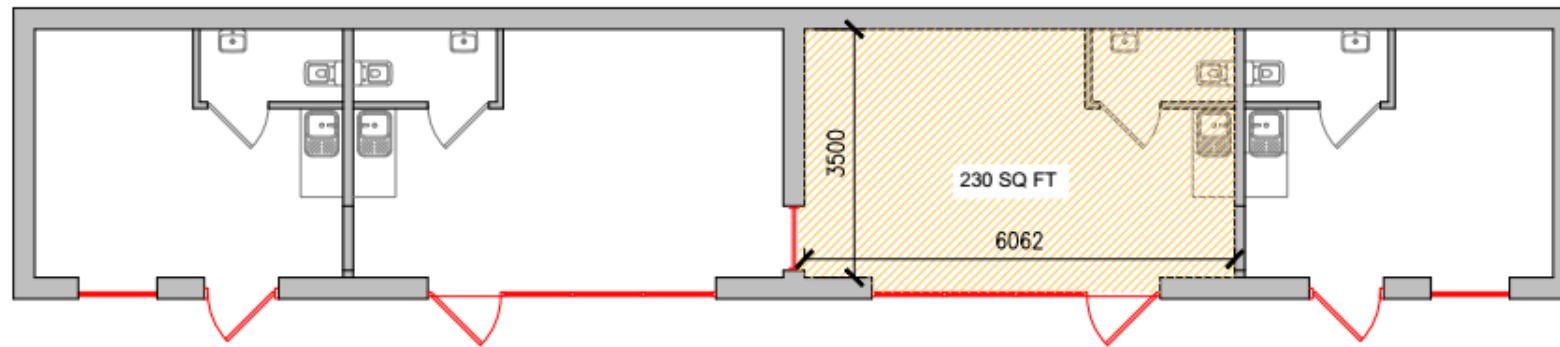




Dunstalls Farm, Saul



Front Elevation



Plan

Unit 4D Plan [A4 @ 1:100]

11/08/2025





Request a viewing

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

Key contacts

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