



## Lyndum House, 12 High Street, Petersfield, GU32 3JG

Ground and First floor offices  
AVAILABLE ON AN ALL INCLUSIVE BASIS

### Summary

<b>Tenure</b>	To Let
<b>Available Size</b>	315 to 875 sq ft / 29.26 to 81.29 sq m
<b>Rent</b>	£12,000 per annum Leasehold on application
<b>Service Charge</b>	N/A

### Key Points

- Town Centre Location
- Exclusive Of Business Rates
- Flexible Accommodation
- Short Term 3 Year Lease



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## Description

The property comprises an attractive period building fronting the High Street, with direct access into an attractive atrium with stairs leading to the first floor.

The accommodation provides flexible accommodation with shared staff facilities and all suites providing central heating, carpeting and the usual office finishes.

## Location

Petersfield is a popular market town situated on the south coast with excellent road and rail links to London, Portsmouth and Winchester.

The subject premises are located centrally within the High Street, forming part of the town centre. The premises are located a short distance from the main entrance to Rams Walk and The Square.

## Accommodation

The accommodation comprises of the following

Name	sq ft	sq m	Tenure	Rent	Availability
1st - Rear Suite	875	81.29	To Let	On application	Available
1st - Front Suite (rooms 19,20,21b)	544	50.54	To Let	£12,000 /annum inclusive	Available
1st - Room 14	315	29.26	To Let	£7,000 /annum All Inclusive	Let
<b>Total</b>	<b>1,734</b>	<b>161.09</b>			

## Terms

Room 14 £7,000 pa inclusive

Front Suite £12,000 pa inclusive.

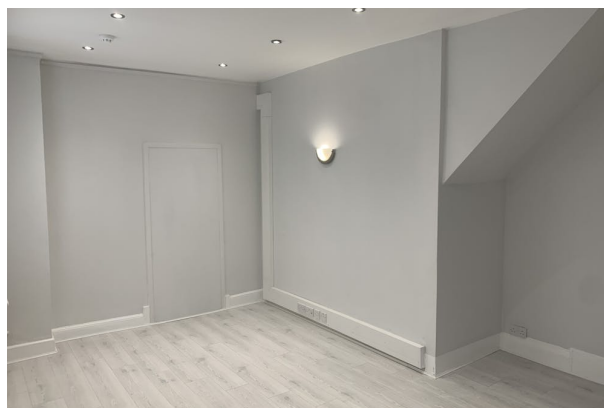
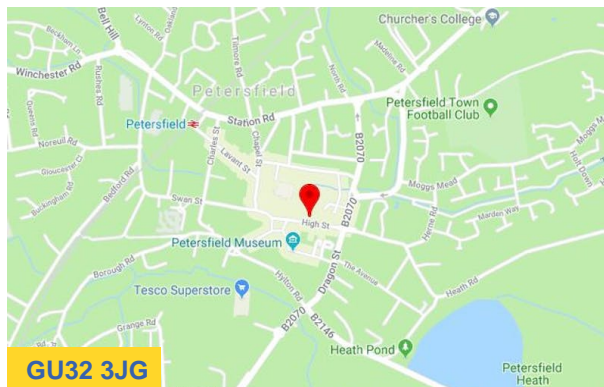
Rear Suite rent on application.

The premises are available on new 3 year lease on an 'all inclusive' basis, exclusive of business rates.

## Other Costs

Legal Fees - Each party to bear their own costs incurred in the transaction

VAT - Unless otherwise stated all rents and costs are exclusive of VAT



## Viewing & Further Information

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