

12 ST GEORGES BUSINESS CENTRE, PORTSMOUTH, PO1 3EZ OFFICE TO LET / FOR SALE 562 SQ FT (52.21 SQ M)



Summary

SELF CONTAINED BUSINESS UNIT WITH PARKING

Available Size	562 sq ft		
Rent	£13,000 per annum		
Price	Price on application		
Business Rates	N/A		
Service	There is a service		
Charge	charge for the		
	communal running		
	costs of the building		
	together with estate		
	management. Further		
	details on request.		
EPC Rating	E (116)		

- Allocated car parking
- Courtyard position
- Heating
- Fitted kitchenette

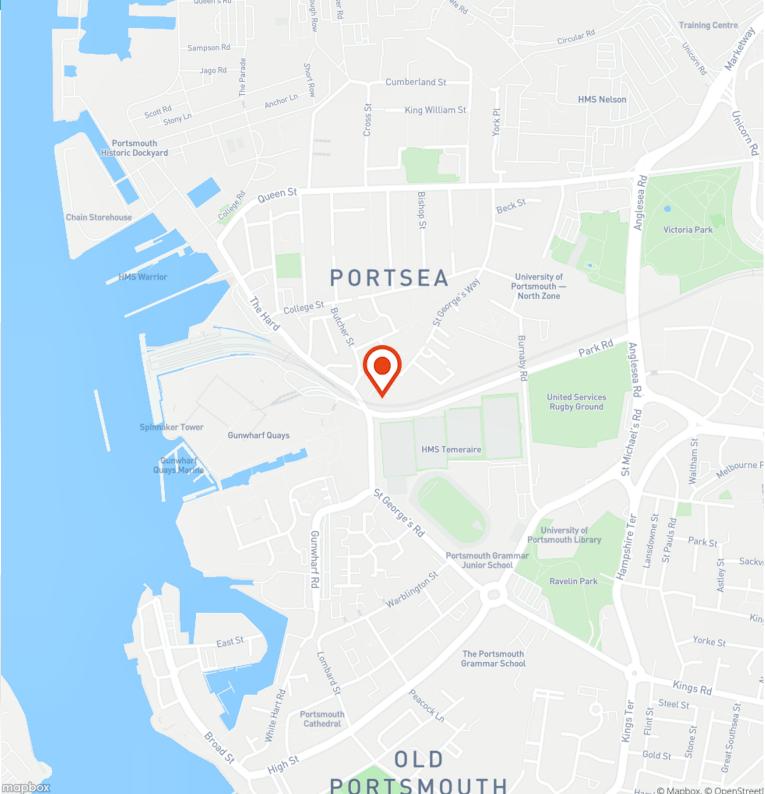


Location

12 St Georges Business Centre, St Georges Square, Portsmouth, PO1 3EZ

St Georges Business Centre occupies a prominent position in St Georges Square, adjacent to Portsmouth Harbour Station and within a few minutes walk of the Civic Centre, the Guildhall and the city's principal shopping area. The adjacent Gunwharf Quays has greatly enhanced this already historic location and provides a wide range of entertainment, leisure and retail amenities.

Frequent ferry services to Gosport and the Isle of Wight are available from the Harbour, where there is a regular intercity service to London Waterloo, journey time approximately 1 hour 30 minutes.





Further Details

Description

These terraced purpose built business units are located on the well-established St Georges Business Centre, a courtyard development. The premises are in good order and provide open plan office accommodation at ground and first floor level.

The property benefits from a WC, kitchen, 3 phase electric and 2 parking spaces.

Accommodation

The accommodation comprises of the following:

Name	sq ft	sq m
Ground	278.62	25.88
1st	283.09	26.30
Total	561.71	52.18

Terms

Available on a new full repairing and insuring lease on terms to be agreed. The property is also available for sale.

Legal Costs

Each party to be responsible for their own legal costs.

VAT

Unless otherwise stated terms are strictly exclusive of Value Added Tax and interested parties must satisfy themselves as to the incidence of this tax in the subject case.

Anti Money Laundering

In accordance with Anti-Money Laundering requirements, two forms of identification will be required









Enquiries & Viewings



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