



High Street Chambers

25 High Street, Loughborough, LE11 2PZ

**Currently 3 First Floor office spaces
available**

2 Desks

- To let on flexible 12 month rolling agreements
- Rents range from £550 to £700 pcm inclusive
- Available immediately
- Office/studio/treatment room uses considered

High Street Chambers, 25 High Street, Loughborough, LE11 2PZ

Summary

Available Size	2 Desks
Rent	£550 per month
Business Rates	N/A
EPC Rating	EPC exempt - EPC has been commissioned, will be available in less than 28 days

Description

The office spaces are to let on flexible terms. Agreements will be for a minimum term of 12 months, with 3 months' notice required to leave. For 2-3-person office spaces, the rental guides are £550 - £700 + VAT pcm to include all bills.

Location

These 3 office spaces are in the centre of the popular market and university town of Loughborough in the Charnwood Borough of Leicestershire. The town has a population in the region of 60,000 making it the largest settlement outside of the County capital of Leicester. The Town lies on the A6 and is approximately midway between Leicester and Nottingham. Loughborough is home to Loughborough university, an excellent facility that boasts one of the largest sports scholarship schemes in the UK

Accommodation

Name	sq ft	sq m	Availability
1st - Office space - 2 x desks	170	15.79	Available
Total	170	15.79	

Viewings

Strictly by prior appointment via the sole agents P & F Commercial Tel: 01664 431330 or via email office@pandfcommercial.com

Accommodation

Three office spaces available

1-2 person office - £550 pcm

2-3 person office - £600 PCM

3-5 person office - £700 PCM

All offices located on the first floor, with shared kitchen and W/C amenities. Use of a reception area and boardroom for meetings.

Services

We are advised that all main services are connected to the property, except gas.

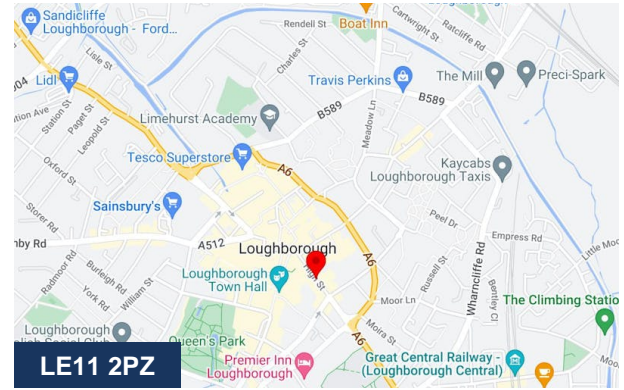
These services have not been inspected or tested by the agent.

Terms

The office spaces are to let on flexible terms. Agreements will be for a minimum term of 12 months, with 3 months' notice required after the initial 12 month period. Rents will include all Utilities, except phone and broadband. A 3 month deposit will be required.

Legal Costs

Both Parties will be responsible for their own legal costs. Short term licences will be issued by the landlord.



Viewing & Further Information

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