



## Nickron House

1 Bury Lane, Rickmansworth, WD3 1DN

### Serviced Office Suite Situated on First Floor

**817 sq ft**

(75.90 sq m)

- Inclusive of all utilities
- 2 parking spaces
- Rickmansworth Met Line Station (0.8 miles)
- Kitchen / toilet facilities

# Nickron House, 1 Bury Lane, Rickmansworth, WD3 1DN

## Summary

Available Size	817 sq ft
Rent	£2,000 per month
Rates Payable	£10,101 per annum
Rateable Value	£18,500
VAT	To be confirmed
Legal Fees	Each party to bear their own costs
EPC Rating	Upon enquiry

## Description

The available office accommodation is situated on the first floor of a brick-constructed building with a pitched roof. The first floor comprises of two generously sized office rooms. Shared W/C facilities and a kitchen are located on the ground floor, and the premises benefit from two allocated parking spaces.

## Location

Bury Lane is located just off Rickmansworth High Street where there are a number of retailers such as Wenzel's, Iceland, Starbucks, Marks & Spencer and several pubs and restaurants.

Rickmansworth underground station is just 0.8 miles from Bury Lane and is served by the Metropolitan Line providing easy access into Central London.

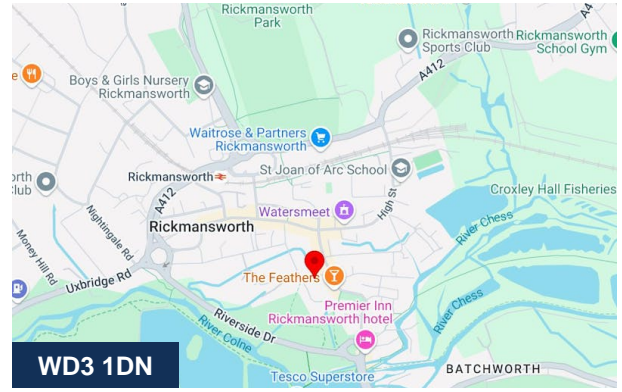
## Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
1st	817	75.90	Available
<b>Total</b>	<b>817</b>	<b>75.90</b>	

## Terms

The office is available on flexible lease terms.



## Viewing & Further Information



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