



TO LET

OFFICE – 862 SQ FT (80.08 SQ M)

Second Floor, 54 The Boulevard, Crawley, West Sussex, RH10 1XH

SHW

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Rent | £10,750 PAX Plus VAT

DESCRIPTION

The office is a bright town centre office accessed via a separate staircase leading to both first and second floor offices.

The second floor is open plan with two separate offices and a kitchenette area.

LOCATION

Crawley mainline rail station is less than half a mile away, the M23 (J10) is approximately 2.5 miles providing access to the M25 (J7); and Gatwick Airport is about 4 miles to the north.

The Boulevard is located close to the main shopping arcade of Crawley town centre

ACCOMMODATION (NIA)

	SQ FT	SQ M
2ND FLOOR OFFICE SPACE	862	80.08
TOTAL	862	80.08

AMENITIES

- Gas fired central heating
- Perimeter trunking
- WC accommodation
- Town centre location

RENT

£10,750 PAX.

RATES

We have been verbally informed by the local authority that the premises have a rateable value of £4,900.

TENURE

A new internal repairing and insuring lease is available on terms to be agreed.

VAT

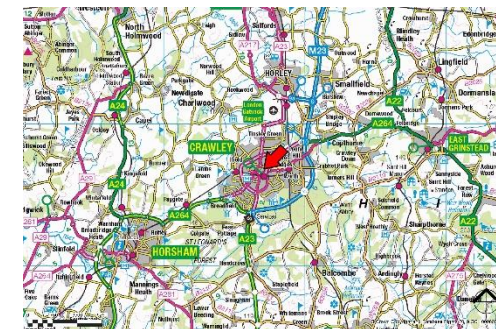
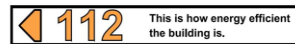
VAT will be chargeable on the terms quoted.

LEGAL COSTS

Each party is to be responsible for their own legal fees.

EPC

The property has an EPC rating of E.



VIEWINGS – 01293 441300

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