



Self Contained 2 Storey Offices

Unit 9 Delta Court

Manor Way, Borehamwood, WD6 1FJ

Office

TO LET

1,246 to 2,560 sq ft

(115.76 to 237.83 sq m)

- Air conditioning
- On site parking
- Kitchenette
- Perimeter trunking
- Carpeted throughout
- WC facilities
- Available floor by floor

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Summary

Available Size	1,246 to 2,560 sq ft
Rent	£64,000.00 per annum
Rates Payable	£30,030 per annum Based on 2023 rating. Rates payable 2024/25
Rateable Value	£55,000
Service Charge	TBC
Estate Charge	TBC
EPC Rating	Upon enquiry

Accommodation

The accommodation comprises the ground and 1st floors of this two storey modern office building, with the following floor area:

Name	sq ft	sq m	Availability
1st - Office	1,314	122.07	Available
Ground - Offices	1,246	115.76	Available
Total	2,560	237.83	

Description

Delta Court is a modern development comprising 10 self contained office buildings. Unit 10 is one half of a semi detached building and benefits its own kitchenette, air conditioning, 6 on site parking spaces and male and female WC facilities.

Location

Delta Court is located on Manor Way close to its junction with Chester Road less than a mile from the A1 Bypass and thus less than 3 miles from the M25 at South Mimms (J23). Both the M1 and A41 are within 4 miles of the building.

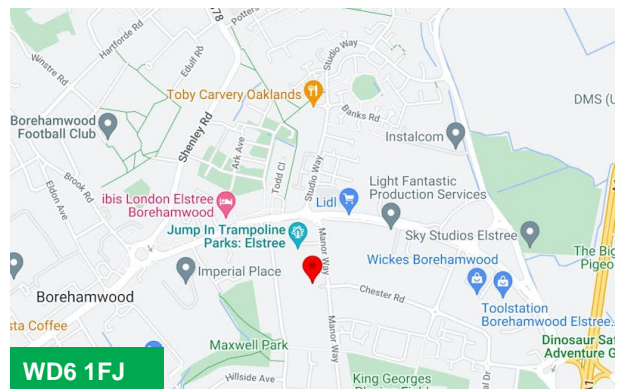
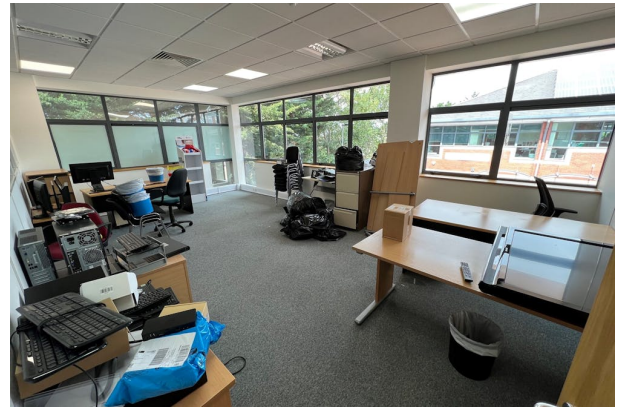
Elstree & Borehamwood station is approx. 0.5 miles from the property and offers train services to Luton and Gatwick airports, the City and St Pancras International with onward connections to central Europe.

Terms

The property is available as a single self contained building or in individual floors by way of a new full repairing and insuring lease for a term to be agreed with the ingoing party.

Viewings

Strictly by appointment with the sole agents.



Viewing & Further Information

Graham Payne

01707 259599 | 07801 098096

graham.payne@stimpsons.co.uk

Stimpsons

01707 259599