

Offices, Serviced Offices
TO LET



INCL RENT IS VAT FREE

Index House, Midhurst Road

Liphook, Hampshire, GU30 7TN

Quality serviced offices

100 to 500 sq ft

(9.29 to 46.45 sq m)

Rent: Available on Request

- Central location near all local facilities
- On site car parking (free public car park nearby)
- Deposit of 1 month's rent
- Excellent security
- CAT 2 lighting
- Access control and entryphone system

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Location

Index House is a modern office building situated close to The Square in the centre of Liphook. It is adjacent to Sainsburys and a variety of other shops and banks, and the railway station is 5 minutes walk.

Liphook has excellent access to Guildford, London and Portsmouth via both the A3 and the main London Waterloo to Portsmouth railway line - travel time to Waterloo is approximately 1 hour.

Description

The offices are on the first floor of Index House, which was constructed about 25 years ago. As such, most of the office walls are of solid construction, providing excellent sound insulation from adjacent suites. Entry to the ground floor reception area is gained via an access control and entry-phone system which is linked to all offices, with stairs leading directly to the first floor. The offices are also protected by a NACOSS approved, RedCare monitored alarm system.

Inclusive Fee

Units are let on a simple lease (subject to contract), which excludes sections 24-26 of the Landlord & Tenant Act 1954. Tenants may vacate after 6 months or any subsequent month having given 3 month's notice, and rent is reviewed annually with any increase limited by the current RPI.

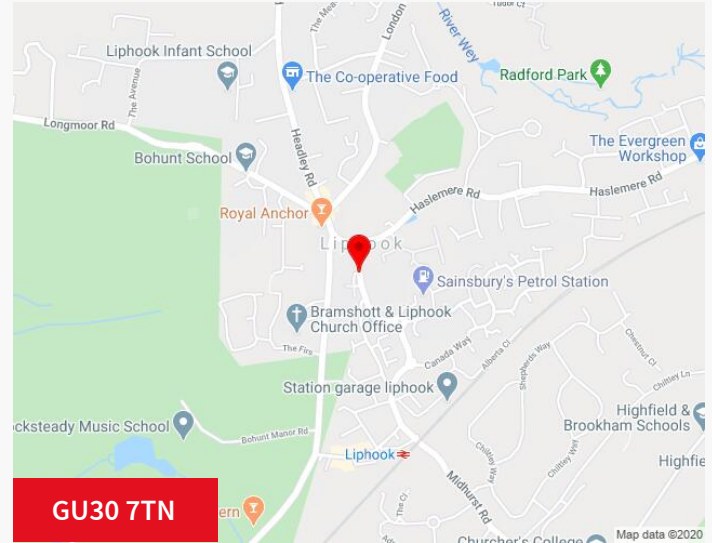
The rent includes Local Authority rates, water rates, electricity, cleaning, waste disposal, security system, fire safety checks and routines, decoration and redecoration, internal and external maintenance, and the joint use of common entrance, kitchen and toilet facilities.

Availability

Availability changes frequently as businesses grow and contract within the building. Please contact us for current availability.

EPC

Available on request



Viewing & Further Information

For further information or if you would like to arrange a viewing please contact our agents:

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