

TO LET
MODERN SELF CONTAINED OFFICE
ON A PRIVATE RURAL ESTATE

Gotwick Manor Estate
Hammerwood
East Sussex
RH19 3PY

-
- Three car parking spaces
 - East Grinstead 4 miles away
 - Circa 777 sq ft (72.2 sq m)

TO LET - £20,000 PER ANNUM

LOCATION

Gotwick Manor Estate is a family-owned and run Estate on the border of East Sussex, Surrey and Kent. East Grinstead with its access to the M25 and M23 motorways and railway station is 4 approximately 4 miles distant.

DESCRIPTION

A well presented ground floor self-contained office unit with a modern fitted kitchen, air source heating, WC and carpeted floor accessed via a front door. There are 3 car parking spaces directly outside of the office.

ACCOMODATION

Ground floor office extends to circa 72.2 sq m (777 sq ft) with additional storage of circa 74 sq ft. Modern fitted kitchen and WC.

TERMS

To be leased on full repairing and insuring terms outside the Landlord & Tenant Act 1954 for a minimum 3 year term.

RENT

£20,000 per annum exclusive of business rates and utilities. The property is not elected for VAT.

BUSINESS RATES

Not currently assessed for business rates. Further information from Wealden District Council Business Rates department Tel: 01323 443322.

EPC

Please enquire of the Agents.

VIEWING

Viewing and further information from the agents

RH & RW Clutton - 01342 410122

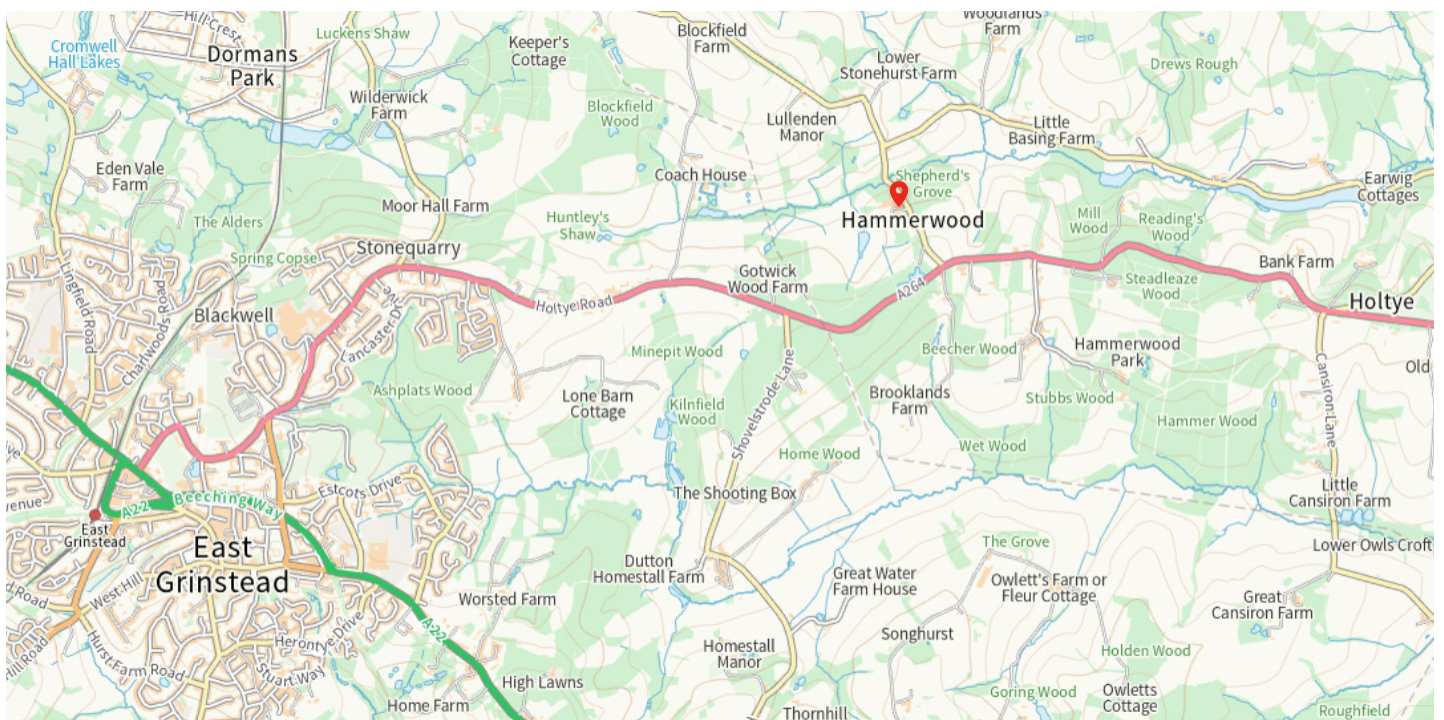
BenedictH@rhrwclutton.co.uk

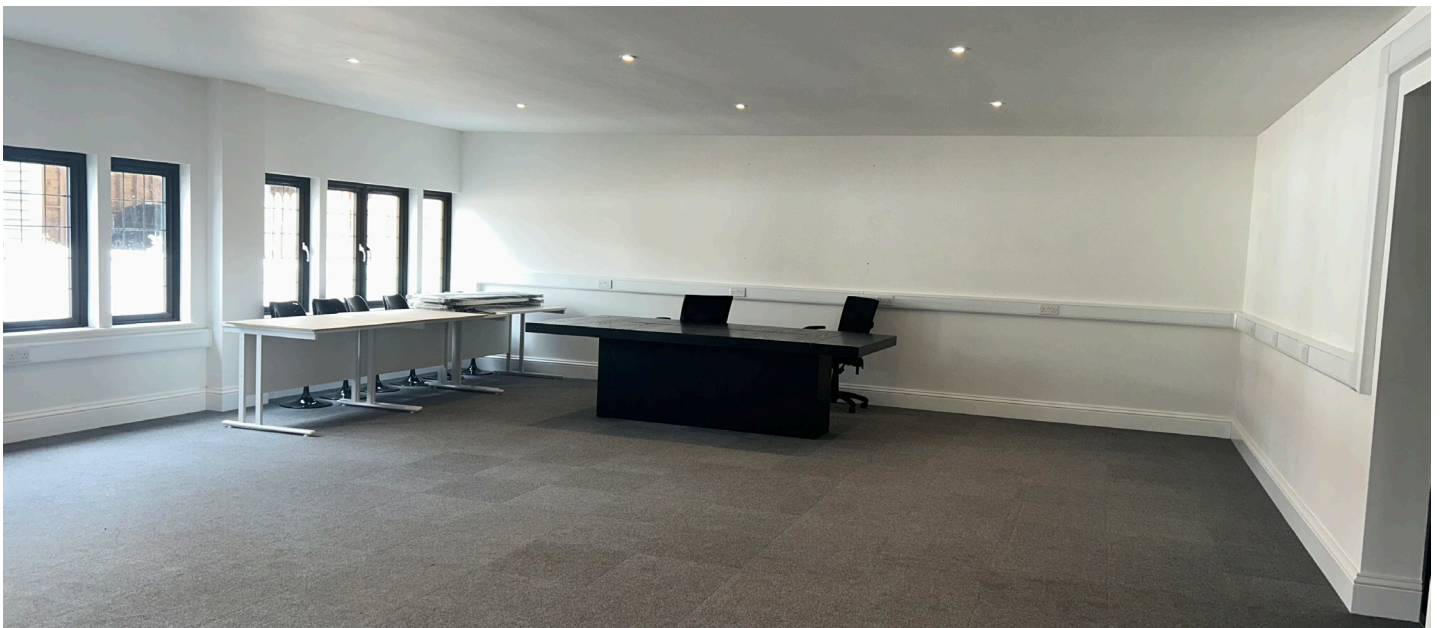
KatieD@rhrwclutton.co.uk

The Code for Leasing Business Premises in England & Wales

The letting agent refers prospective tenants to The Code for Leasing Business Premises in England & Wales which recommends professional advice is sought before agreeing a business tenancy.

Details available from: www.lettingbusinesspremises.co.uk





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