

King's House & Roseneath

THE GRANGE, ST PETER PORT

A Unique Office Campus Available To Let

ROCK COMMERCIAL
PROPERTY AGENTS

King's House & Roseneath

- Discover a unique campus of two buildings totaling 8,046 sq ft in a leafy setting.
 - Available to rent immediately direct from the landlord.
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Location

- Located in St Peter Port town centre on La Grange, one of the main arterial routes leading in and out of St Peter Port.
 - Well situated within walking distance of all the amenities of the town centre.
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King's House

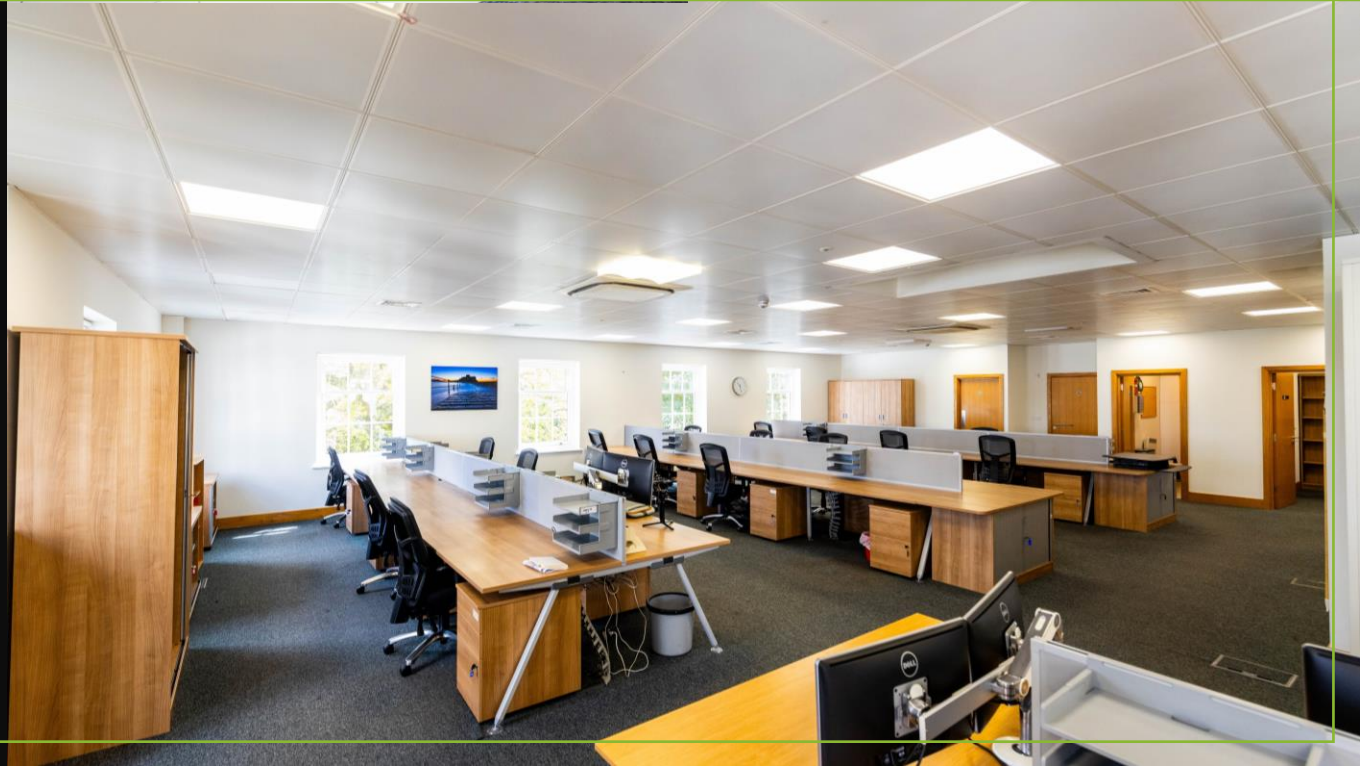


King's House

- Constructed in 2011.
 - Comprising 4,131 sq ft over 2 floors.
 - Open plan office accommodation.
 - WC and kitchen facilities.
 - Specification includes air-conditioning, suspended ceilings with recessed LED lighting, raised floors and a passenger lift.
 - Fully fitted if required.
 - 8 on site car parking spaces.
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King's House





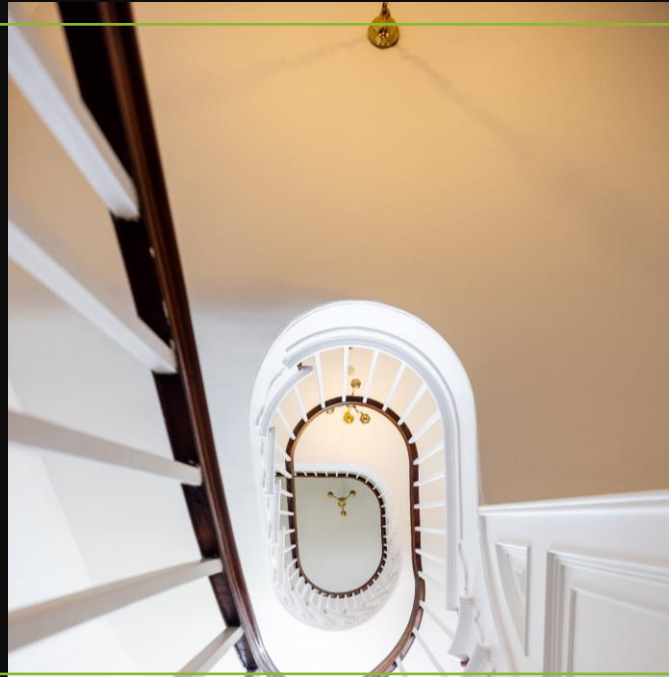
ROSENEATH

Roseneath

- Attractive period building with original features.
 - Comprising 3,915 sq ft over basement ground and two upper floors.
 - A mixture of open plan and cellular offices together with a feature board room.
 - Basement vaults and storage.
 - Shower, WC and kitchen facilities.
 - 15 on site parking spaces immediately in front of the property.
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Roseneath



Lease Terms

- Both properties are available to let together or in isolation.
 - The opportunity is available direct from the landlord.
 - Terms are available on application.
 - A new occupier will be responsible for all usual occupier's rates to include Tax on Real Property and a share of the building insurance.
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Legal Costs

Each party to bear their own legal costs and any other costs associated with letting this property.

Contact and Viewing

Further information and viewing the offices are strictly by appointment.

Please contact Rock Commercial as the landlord's agent:

Alex Titheridge

Telephone: 01481 728 559

Mobile: 07839 189 680

Email: alex@rockcommercial.co.uk

Or

Peter Van de Velde

Telephone: 01481 728 559

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