



# Office/ Retail/ Medical To Let

FORMER CHRISTCHURCH  
CIVIC OFFICES

BRIDGE STREET, CHRISTCHURCH, BH23 1AZ

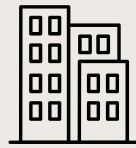


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# Features



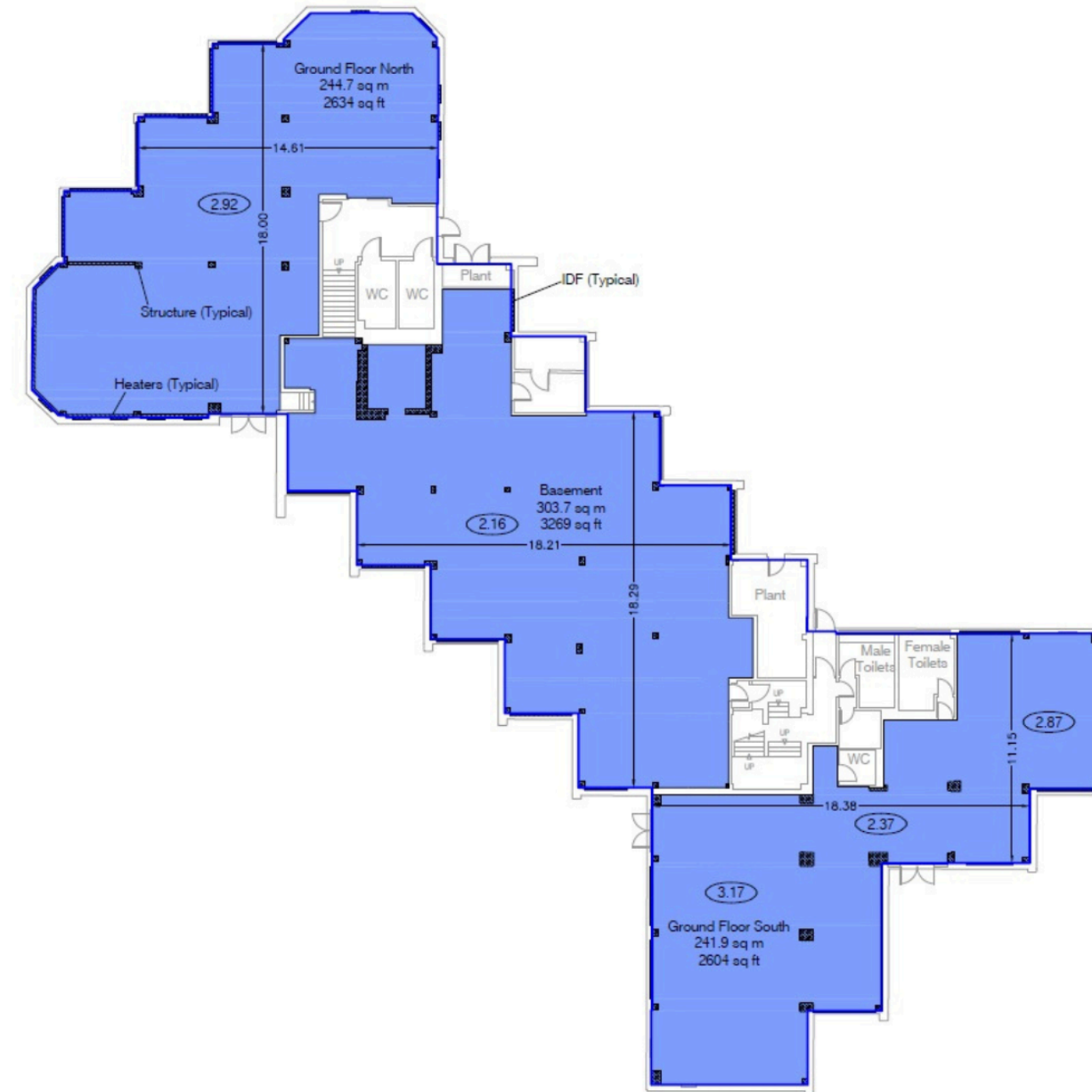
## Property.

- Onsite parking spaces
- Variety of suites available
- Flexible lease terms
- Office/Retail/Dental/Healthcare/Clinic use etc
- Specification To Be Agreed depending on use
- Potential To Let Entire Space Together
- Original Council Chambers Can Be Retained
- Disabled Access
- Landlord will be redeveloping the upper floors



## Availability .

- Total - 8,516 sq. ft . 790.30 sq. m
- GF North – 2,634 sq.. ft. 244.70 sq.m
- GF Middle – 3,269 sq.. ft. .303.70 sq.. m.
- GF South – 2,604 sq.. ft 241.9 sq. .m



# Ground Floor, Former Christchurch Civic Centre



## Description.

The ground floor area is available either in its entirety or divided into smaller sections. A wide range of potential uses—such as offices, healthcare services, or retail will be considered. The property benefits from dedicated parking and a highly visible position on a main road. Each unit can also be provided with its own private entrance.

## Location.

Located in central Christchurch, it offers a prime business location with excellent transport links—3 minutes to the station, 14 minutes to Bournemouth Airport, and 45 minutes to Southampton Airport. Nearby amenities include Waitrose, Costa Coffee, restaurants, and leisure facilities such as Two Riversmeet Leisure Centre and Christchurch Sailing Club. The New Forest is also close by, providing a great work–life balance.

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## Terms.

A new Full Repairing and Insuring lease upon terms to be agreed. The rent will depend on the specification required and the suites can be refurbished as required. Price on application.

## Service Charge.

A service charge will be payable.

## EPC

To be completed on completion of the refurbishment.

## VAT

All prices, premiums and rents, etc. are quoted exclusive of VAT at the prevailing rate.