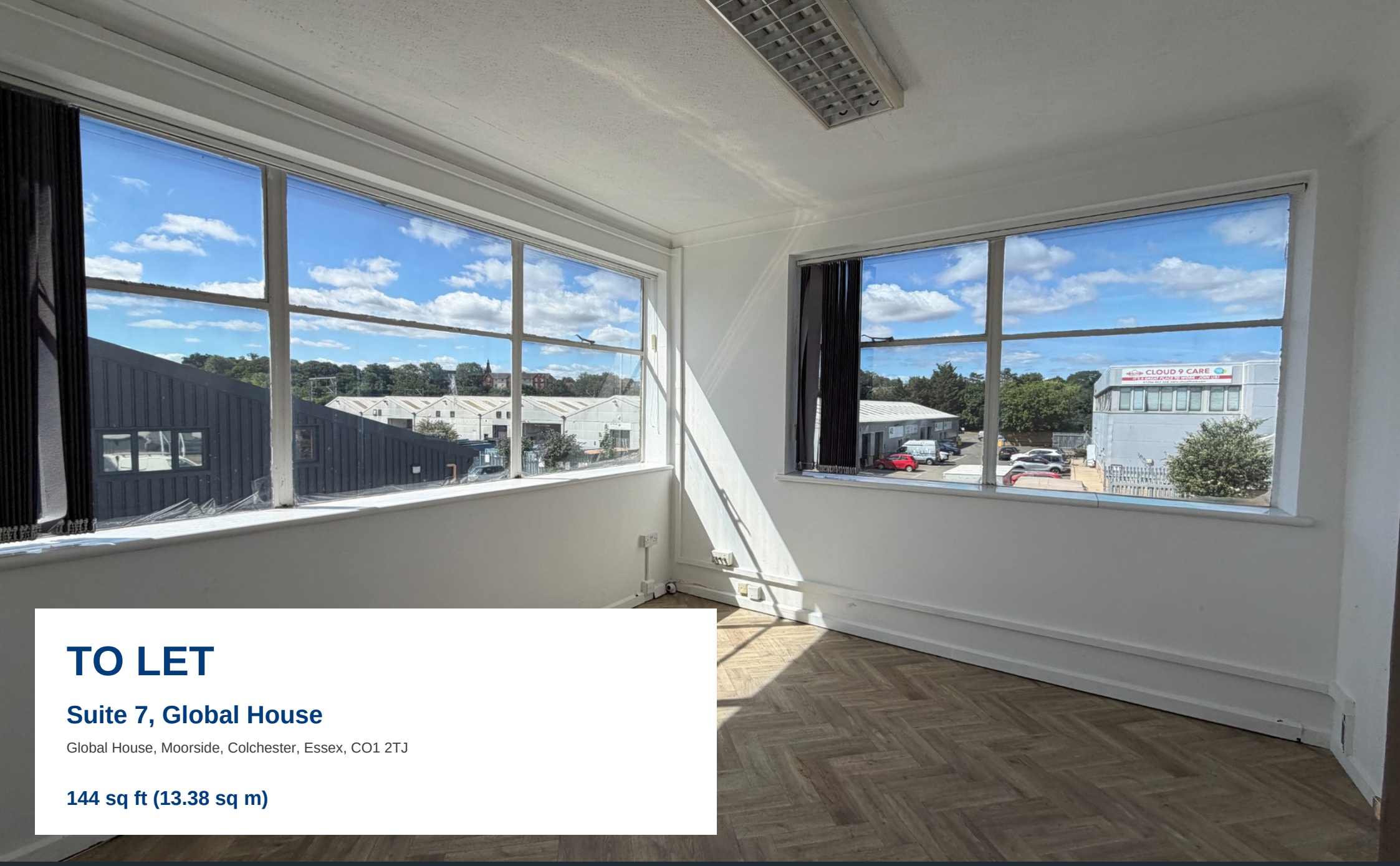



# TO LET

## Suite 7, Global House

Global House, Moorside, Colchester, Essex, CO1 2TJ

**144 sq ft (13.38 sq m)**

**020 8252 8000**

Dockmasters House, 1 Hertsmere Road, London

Petchey HOLDINGS

# Suite 7, Global House, Moorside, Colchester, Essex, CO1 2TJ

## Key Features

- 144 sq ft first-floor office
- £48 pcm excluding service charge and insurance
- £108 pcm including service charge and insurance
- Windows on two sides providing natural light
- White-painted walls and wood-effect flooring
- Shared WC and kitchen facilities
- Parking available
- Owned by Petchey Holdings - contact landlord direct

## Description

A bright first-floor office suite extending to approximately 144 sq ft at Global House.

Windows on two sides provide natural light. The accommodation has white-painted walls and wood-effect flooring, with shared facilities within the building.

## Location

Global House is situated on Moorside within an established commercial and leisure area in Colchester, with connections to the city centre and the inner ring road serving the A12 and A120.

## Accommodation

Approximate total floor area:

| Accommodation | Sq ft | Sq m |
|---|---|---|
| Total | 144 | 13.38 |

## Planning

Interested parties should make their own enquiries with the local planning authority regarding the suitability of their proposed use.

## Rent

**Excluding SC / insurance: £48 pcm**

**Including SC / insurance: £108 pcm**

Per calendar month. Inclusive option includes service charge and insurance only. Other outgoings may apply; contact the Asset Manager for details. VAT may be applicable.

## Viewing & Further Information

Contact landlord direct
Frankie Hudson
020 8252 8000
fhudson@petchey.co.uk





Disclaimer: These particulars are for general information only and do not constitute an offer or contract. Measurements are approximate. Petchey Holdings has not tested services, facilities or equipment. Interested parties should satisfy themselves by inspection and independent enquiry as to the accuracy of these particulars and all necessary planning, building regulation or other consents.

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