



TO LET

OFFICE – 862 SQ FT (80.08 SQ M)

Second Floor 54 The Boulevard, Crawley, West Sussex, RH10 1XH

DESCRIPTION

The office is a bright town centre office accessed via a separate staircase leading to both first and second floor offices.

The second floor is open plan with two separate offices and a kitchenette area.

LOCATION

Crawley mainline rail station is less than half a mile away, the M23 (J10) is approximately 2.5 miles providing access to the M25 (J7); and Gatwick Airport is about 4 miles to the north.

The Boulevard is located close to the main shopping arcade of Crawley town centre

ACCOMMODATION (GIA)

	SQ FT	SQ M
Second Floor Office Space	862	80.08
TOTAL	862	80.08

AMENITIES

- The office is a bright town centre office accessed via a separate staircase leading to both first and second floor offices.
- The second floor is open plan with two separate offices and a kitchenette area.
- WC accommodation
- The Boulevard is located close to the main shopping arcade of Crawley town centre.
- Crawley mainline rail station is less than half a mile away, the M23 (J10) is approximately 2.5 miles providing access to the M25 (J7); and Gatwick Airport is about 4 miles to the north.
- We have been verbally informed by the local authority that the premises have a rateable value of £4,900.
- VAT will be chargeable on the terms quoted.
- Each party is to be responsible for their own legal fees.

RENT

£10,750 PAX

RATES

We have been verbally informed by the local authority that the premises have a rateable value of £4,900.

VAT

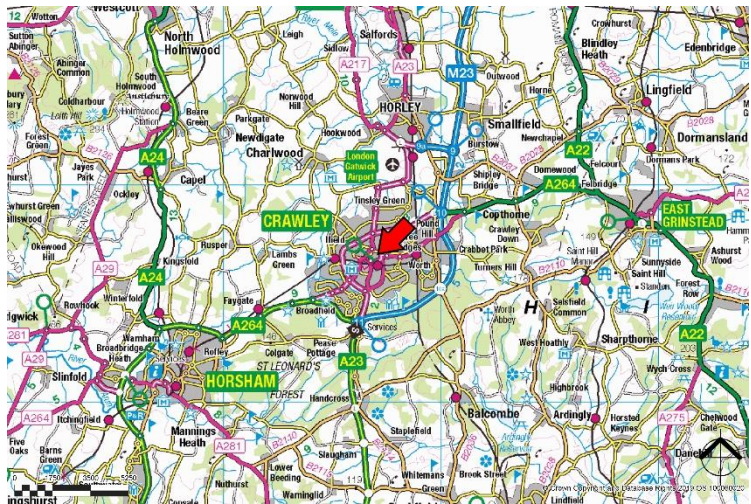
VAT will be chargeable on the terms quoted.

LEGAL COSTS

Each party is to be responsible for their own legal fees.

EPC

The property has an EPC rating of E.



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