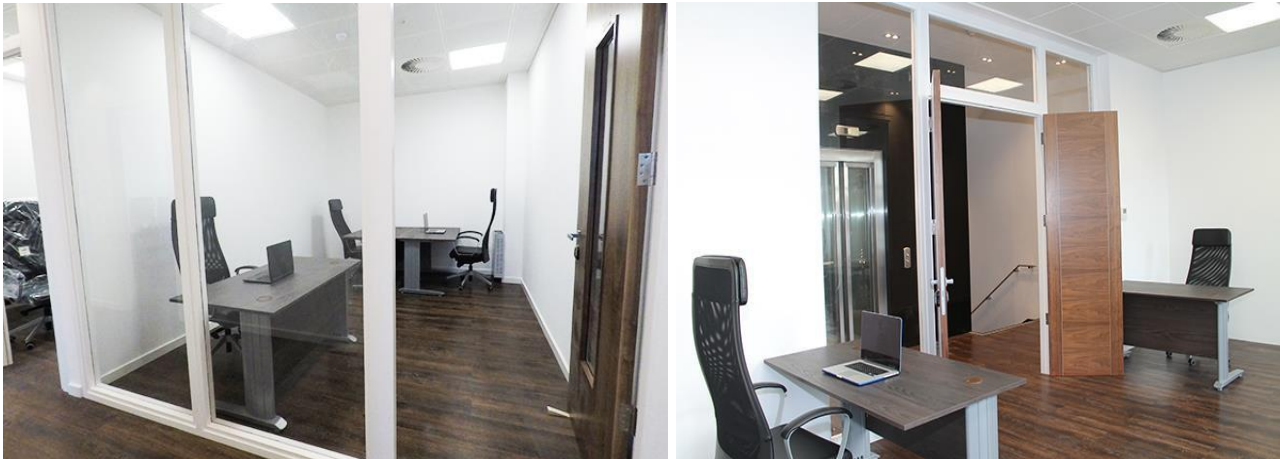


Winsor & Newton Building Whitefriars Avenue, Harrow HA3 5RN



Modern Luxury Office Suites to Let

www.ashtonfox.co.uk

COMMERCIAL PROPERTY CONSULTANTS

A F LONDON LTD T/A ASHTON FOX Reg No. 5880899 Reg Office: 84 High Street, Harlesden, London NW10 4SJ

DEVONSHIRE HOUSE, 582 HONEYPOT LANE, STANMORE, MIDDLESEX HA7 1JS

Tel: 020 82385588 Mob: 07746 432 899 – Email: sales@ashtonfox.co.uk

Ashton Fox for themselves and for the vendors or lessors of this property whose agents they are given notice that:

- (i) The particulars are produced in good faith, are set out as a general guide only and do not constitute any part of a contract
- (ii) No person in the employment of Ashton Fox has any authority to make or give representation or warranty whatever in relation to this property.

A state-of-the-art Luxury fully serviced offices to Let in this building in Harrow.

LOCATION

The building is in a semi-residential street, but close to transport links and shops in the high street. Harrow and Wealdstone station is within walking distance.

AMENITIES

- Secure card entry with 24/7 access
- Fully serviced offices with managed reception and mail handling
- Lift providing disabled access
- Furnished offices
- Air Con, high ceiling, LED lighting
- Modern kitchen and male and female facilities
- 24 hr surveillance
- Conference Room available to hire

Instant occupation, Flexible Terms

The Rent is inclusive of:

- Utilities
- Service charge and cleaning of common areas
- Business rates
- Building Insurance
- Furnished offices

Extras are:

- Telephone
- Broadband
- Parking - Gated, secure parking, if available.

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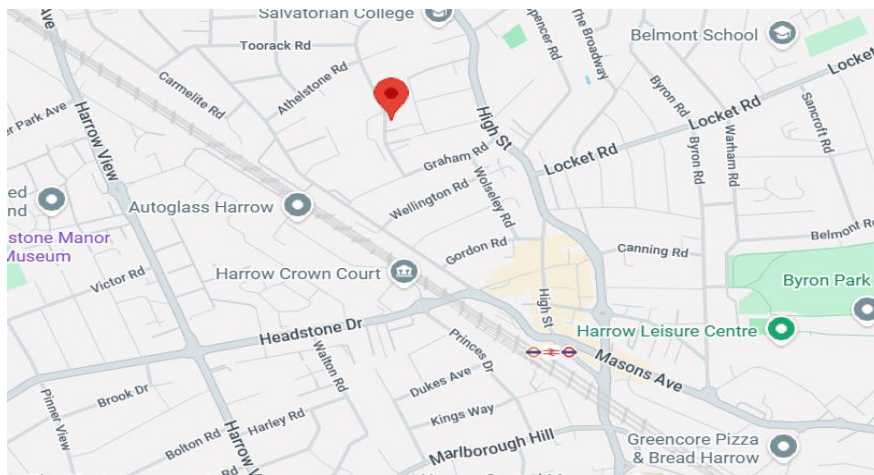
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CURRENT AVAILABILITY

OFFICE	SIZE approx. sq ft	Suitability for	RENT pa Ex VAT	RENT pcm Ex VAT
Suite 2	208	2-3	£7,200	£600.00
Suite 4	240	2-3	£7,200	£600.00
Suite 18A	360	5-6	£10,800	£900.00
Suite 27	370	5-6	£11,100	£925.00
Suite 28	473	8-9	£14,190	£1,182.50
Suite 25	573	10-11	£17,190	£1,432.50
Suite 32	1,301	18-20	£39,030	£3,252.50
Suite 20 & 21	1,441	20+	£43,230	£3,602.50

Please Note – VAT is applicable on all rents and services

Viewing - is by appointment only through ASHTON FOX COMMERCIAL.
Please call us on 0208 238 5588 or email us on sales@ashtonfox.co.uk



Note: These details are for guidance only and should not be relied upon before inspection and full information supplied. They do not constitute part of an offer or contract. All figures quoted are exclusive of VAT where applicable.

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