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Contemporary office space for today's business occupier

Building 329

Doncastle Road, Bracknell, RG12 8PE

Office

TO LET

770 to 3,108 sq ft

(71.54 to 288.74 sq m)

- Fitted or un-fitted suite options
- Café/ break out facility
- Excellent car parking ratio 1:195 sq ft
- Concierge service during business hours
- Stylish meeting rooms for hire
- Secure 24/7 access
- Superfast fibre-optic link
- Comfort cooling and heating
- Wi-Fi enabled
- Shower facilities

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Summary

Available Size	770 to 3,108 sq ft
Rent	£28 - £30 per sq ft
Business Rates	See accommodation table
Service Charge	£10.56 per sq ft approx
EPC Rating	B (47)

Description

Building 329 is a modern, multi-let office building comprising of a number of smaller high specification offices available for immediate occupation. Within each suite there is heating and cooling air conditioning, perimeter trunking and a kitchenette. There is the option to take the space fitted and furnished or unfitted.The building offers additional kitchen/ break out facilities as well as on site meeting rooms and a board room. There is excellent on site parking and each floor benefits from WCs and separate shower facilities.

Location

329 Bracknell is situated just off the A329(M) which provides excellent access to Junction 10 of the M4 (Approx. 4 miles drive). Bracknell Town Centre is within walking distance which has an array of amenities and the Mainline Station provides services to London Waterloo and Reading.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Rates Payable
1st - Suite 1.1	1,544	143.44	£11.33 /sq ft
1st - Suite 1.4	1,744	162.02	£11.70 /sq ft
1st - Suite 1.5	1,780	165.37	£11.41 /sq ft
1st - Suite 108	880	81.75	£10.55 /sq ft
2nd - Suite 2.2	1,331	123.65	£11.44 /sq ft
2nd - Suites 2.5 & 2.6	3,108	288.74	£11.40 /sq ft
Total	**10,387**	**964.97**	

Viewings

By arrangement with the agent.

Terms

A New FRI Lease for a Term to be agreed. The lease will be direct with the Landlord.

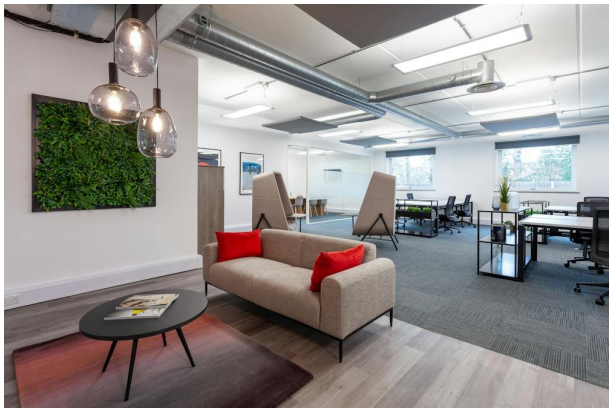
Business Rates

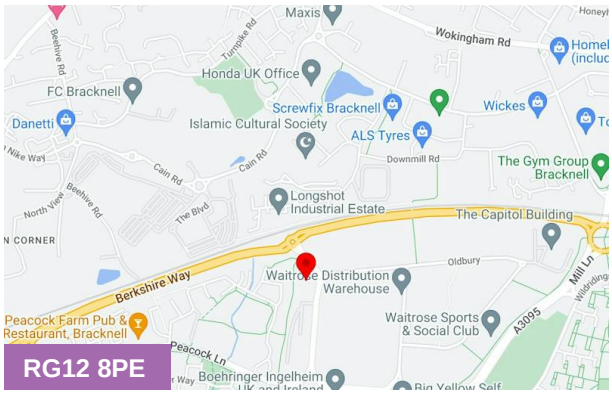
The Tenant will be responsible for paying Business Rates direct with the Local Authority.

VAT

All figures quoted are exclusive of VAT which we understand is chargeable.







Viewing & Further Information



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