Derrick Wade Waters




# Unit 7b Limes Court, Conduit Lane, Hoddesdon, EN11 8EP

Office To Let | £12,950 per annum | 600 sq ft

Refurbished Open Plan Office, ideally suited for a small office user.

www.dww.co.uk

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**Summary**

- Rent: £12,950 per annum
- Business rates: According to The Valuation Office Agency website www.voa.gov.uk the Rateable Value is £12,250. Applicants are encouraged to check with the relevant local authority to confirm the rates payable for the current financial year.
- Service charge: £5.50 per sq ft
- VAT: Applicable
- Legal fees: Each party to bear their own costs

**Further information**

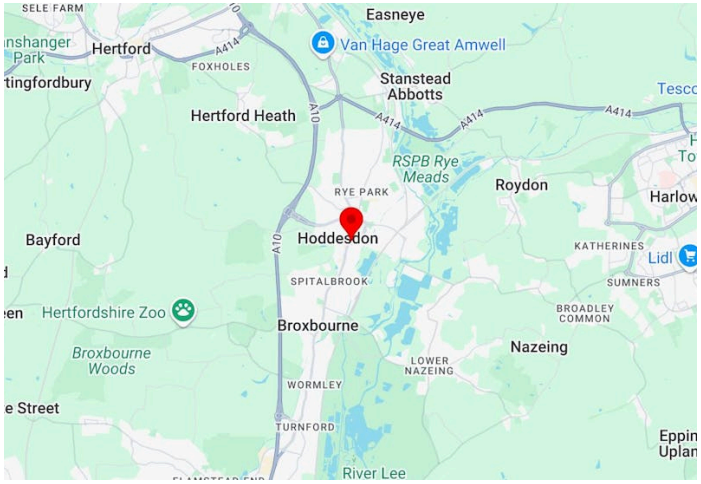
- View details on our website

**Contact & Viewings**

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## Key Points

- Air conditioning
- Exclusive WC's
- Kitchenette
- LED lighting
- Allocated car parking

## Description

The suite comprises an open plan office with one private meeting room. The offices benefit from excellent natural daylight, their own WCs and a kitchen.

The suite is air conditioned and there is a raised floor throughout.

## Location

Limes Court is situated just to the east of the High Street to which it has direct pedestrian links.

The High Street offers a range of national and independent retailers, service providers and eateries.

Hoddesdon is situated to the east of the A10 London to Cambridge trunk road 9 miles north of Junction 25 of the M25 orbital motorway.

## Accommodation

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