Derrick Wade Waters



Stag House, Old London Road, Hertford, SG13 7LA

Office To Let | £22,200 per annum inclusive of service charge | 589 sq ft

Modern third floor air-conditioned office, with good levels of parking in central Hertford, flexible terms available from 1 year onwards

www.dww.co.uk

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Summary

- Rent: £22,200 per annum inclusive of service charge
- Business rates: On application
- VAT: Applicable
- Legal fees: Each party to bear their own costs
- EPC: C
- Lease: New Lease

Further information

- View details on our website

Contact & Viewings

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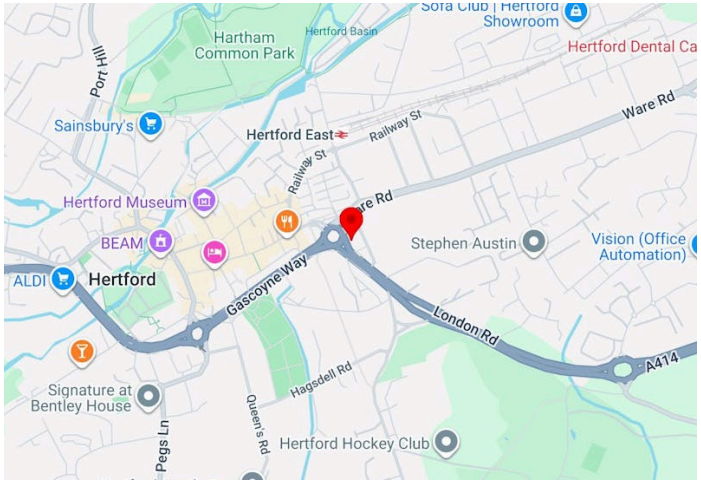



Key Points

- Modern office with air conditioning
- Raised floors, entry phone system
- Bright refurbished reception area, communal kitchen facilities
- Hertford East Station and town centre amenities close by
- Good levels of local parking available

Description

Modern air-conditioned third floor office, with raised floors and good levels of natural light throughout.

There is a bright refurbished reception area and access to a shared communal break out area within the building.

There are excellent levels of internet broad band speed available at Stag House (*requires own connection).

The office can entered via the main reception area, but has the advantage of shared side entrance at street level, making it suitable for a wide range of uses.

A public car park is located opposite the property creating additional parking if required.

Location

Hertford is a historic market town 20 miles north of London in the East Hertfordshire countryside, an area often regarded as one of the most desirable in the UK. Stag House is at the heart of Hertford town centre surrounded by a variety of restaurants, shops and pubs.

Stag House is situated at the junction with Old London Road (A414) and Ware Road (A119) close to Hertford town centre. The town offers excellent access to the A10 which links with the M25 and the A1(M).

Accommodation

Name	sq ft	sq m
3rd - Third Floor Suite 3	589	54.72
Total	**589**	**54.72**

Terms

The landlord can offer a new lease term on all the suites available, please enquire for further details.

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STAG
HOUSE
OFFICES
TO LET











