

2,574 sq ft (239 sq m)

Modern Office Suite

With Allocated Car Parking Spaces

To Let

Guide Rent - £13.50 per sq ft



Birchgrove Suite, Delta House, Bridge Road,
Haywards Heath, West Sussex RH16 1UA

Location

Located in Mid Sussex, Haywards Heath is an affluent town approximately 15 miles north of Brighton and 14 miles to the south east of Crawley and Gatwick Airport. Central London is approximately 40 miles to the north and the A23 is within five miles to the west, accessed via the A272.

The subject property is situated at the northern end of Bridge Road within the established Bridge Road Business Park. Bridge Road links with Queens Road at its southern end which in turn links with A272 approximately two thirds of a mile to the south west via the B2028.

Haywards Heath mainline railway station is situated approximately a third of a mile to the south west and offers frequent direct rail services to London terminals (approximately 40 minutes) and south coast towns.

Description

A modern part two-storey part three-storey building providing various sized office suites with allocated car parking spaces. Birchgrove Suite is situated on the first floor and benefits from gas central heating, suspended ceilings with recessed Category II fluorescent lighting, uPVC double glazed windows, two comfort cooling units, perimeter trunking with Cat 5 cabling, carpeting throughout, male and female WC facilities and a kitchenette.

Accommodation

2,574 sq ft (239 sq m).

Terms

Available to let either by way of a new effectively fully repairing and insuring lease or a monthly licence agreement (minimum 3 months) - term to be agreed.

Guide Rent

£13.50 per sq ft per annum exclusive of service charge and business rates.

Service Charge

£4.00 per sq ft per annum. Further details available on request.

Business Rates

Rateable value (2005 list): £25,750.

UBR for the current year (1/4/2009 to 31/3/2010): 48.5p in the £.

Rates payable for the current year: £12,488.75.

For further information or to arrange a viewing please contact the joint sole agents:

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