



Office Space – TO LET

From 200 sq ft (23 sq m) – 2,321 sq ft (216 sq m)

- Well-presented office suites available
- Flexible “all inclusive” terms
- Plentiful car parking provision
- Office furniture can be provided.

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Location

The property is situated on Enterprise Drive, which forms a part of the wider Holmewood Industrial Estate. The property lies approximately 6 miles south east of Chesterfield Town Centre and 1 mile from Junction 29 of the M1 Motorway.

Description

The office accommodation is well appointed and forms part of a larger office block within a modern warehouse facility.

The office space is situated at first floor level and is accessed via staircase or lift from a ground floor reception area. The suite (if taken as a whole) could be self-contained with secure fob-controlled access.

The building benefits from the following:

- Heating and lighting
- Secure fob-controlled entry system into office suite
- Carpeted floors
- Server room
- Good natural light
- Shared toilets (on first floor) and ability to utilise a newly refurbished canteen.

We have measured the space available and the floor area is calculated as follows:

TOTAL GIA 216 sq. m 2,321 q ft

There is plentiful parking provision on site. We can potentially offer up to 20 spaces.

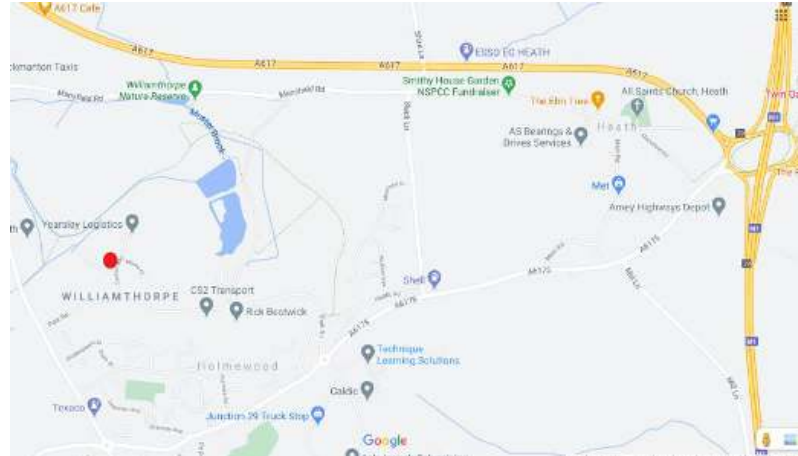
There is potential for up to 10,000 sq ft of workshop space to be made available should an occupier require an element of storage space with the office accommodation.

Legal Costs

Each party to bear their own legal costs incurred in any transaction.

VAT

All figures quoted are subject to VAT at the prevailing



Terms

The premises are available to let by way of a Sub-Lease or Licence on flexible terms up until October 2023.

The quoting rent is £15,000 per annum plus VAT, which is inclusive of rent, rates, service charge and buildings insurance. Tenants are responsible for their own telephone and broadband bills.

Consideration will be given to smaller lettings on suites from 200 sq ft upwards, please contact the agents for quoting terms assuming smaller suites.

Further Information

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