

TO LET: Sugarswell Business Park, Shenington, Banbury, Oxfordshire OX15 6HW



550 sq ft First Floor Office

Accommodation: We have been instructed to offer this excellent first floor office located at Sugarswell Business Park. This business park enjoys a peaceful working environment, with limitless car parking and modern facilities in beautiful surroundings, as well as super-fast internet. The business park has a diverse range of businesses, providing the perfect rural location for successful, expanding businesses.

Outgoings: This accommodation is available on a new three or six year lease, at a rent of £8,000 per annum. In addition to the rent there is an annual service charge of 12.5% of the rent. All charges are subject to VAT.

Rates: The incoming tenant is responsible for all Non-Domestic Rates. If this however is an occupiers only commercial property no rates will be payable under the governments Small Business Rates Relief Scheme. Please see http://www.centre-p.co.uk/Small_Business_Rates_Relief_2017_2018.pdf

Legal Fees: Incoming tenants will also be asked to contribute £450 plus VAT towards our client's legal fees, these to be paid as the documentation is prepared.

Subject to Contract

Viewing via either :

The owner

Toby Nunneley

01295 688188 / 07831 269596

contact@sugarswell.com

or the on-site Managing Agent

Ian B Sloan FRICS, BANKIER SLOAN

01295 688384 / 07831 338111

reception@centre-p.co.uk

Spring 2018

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