

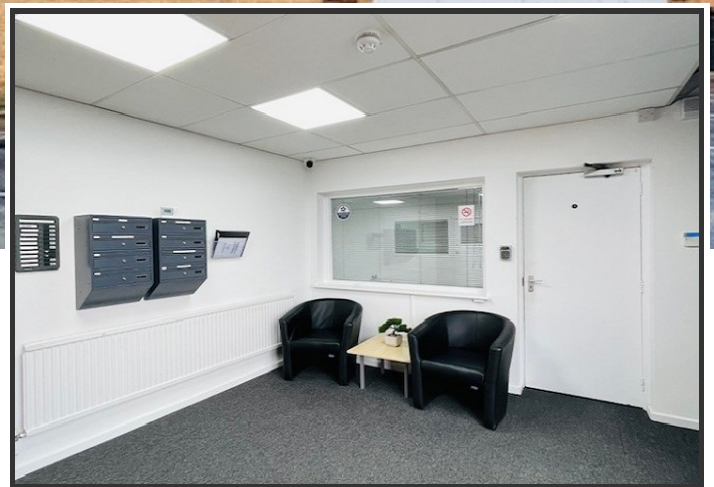
Suite 11, Sharp House, 14 The Gloucesters, Compton Close, Basildon, Essex, SS14 3AY



**OFFICE
TO LET**

Refurbished air-conditioned office
located on the first floor, light and
airy.

400 sq.ft



- **Available now**
- **Rent £1200.00 monthly**
- Suite 11 offers a very pleasant working environment, newly decorated and refurbished
- New carpet, daylight LED lighting and vertical blinds
- High speed connectivity and Wi-Fi included
- Price includes heating, air-conditioning, electricity, communal cleaning
- Allocated parking

Services at Suite 11	
Service	Status
Air Conditioning	Yes
High Speed Internet	Yes
WiFi	Yes
Enterprise Grade Telephony	Yes
Electricity	Yes
Heating	Yes
Meeting Rooms	£ Available
Allocated Parking	Yes
Secure access	Yes
Intercom system	Yes
24/7 access	Yes
Cleaning of common areas	Yes
Commercial/Retail area close by	Yes
Shared kitchen	Yes
Newly refurbished washrooms	Yes
Showers	Yes

Description

Sharp House is a fully serviced, multiple occupancy, office building located in the heart of Basildon's busy commercial and retail area.

Basildon has a population of 110,000 people and lies 25 miles east of London, just 5 miles from the M25 J29. Conveniently located for access to A13, A127 and A12.

Communal lobby with security entry. Parking available.

Meeting Rooms can be hired at nearby Cornwallis House. These have 75 inch screens & audio visual facilities and can hold between 4 and 50 delegates. Rooms can be arranged in Boardroom, Meeting, U-Shape or Conference style.

Communal areas are cleaned and serviced regularly. In most cases offices are refurbished and decorated before let.

Why rent through us?

We are a local commercial property landlord with a portfolio of quality properties including offices, business centres, warehouses and storage across Southern Essex. We offer flexibility to clients whose needs change.

Our Team

Alongside our team of employed maintenance personnel we have a series of long-term relationships with our external contractors ensuring that we are responsive to any issues that may arise.

What does this mean for you?

We are here when you need us to report an issue or have a chat about your requirements

Tenure

Flexible or longer tenancy options

Notice Period : 3 months

Permitted Use

Office Use

Price

Price : £1200.00 monthly

£1,200 Includes all services & WiFi

Vat charged at standard rate

Business Rates

Rateable Value : £4550.00

* Small business rates relief applies to all rateable values under £12,000 if this is your only business premises.

This suite falls below the threshold therefore small business rates relief is available to ensure no rates are payable

Legal

Legal Costs : No legal costs

Viewing Details

Via prior arrangement to suit you or visit between 8am and 5pm Monday to Friday

Energy Rating

Energy Rating : C

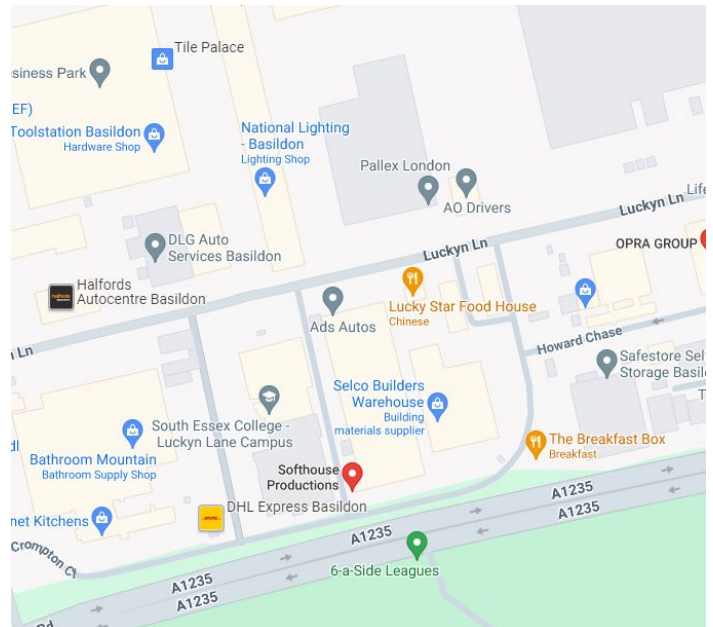
Parking

2 spaces

Travel

Sharp House is conveniently located for access to A13 and A127, 5mins to junction 29 of M25 or 10 mins to junction 30 of the M25, Basildon train station is 15 minutes walk.

Local buses stop nearby, 5 minutes from Basildon Bus Station



Further Images



Floor Plan

