

ROMFORD

TO LET

**NEWLY REFURBISHED PRIME CENTRALLY LOCATED
MAIN TOWN CENTRE OFFICE SPACE
TOTTALLING APPROX 149sq.m/1600sq.ft.**



1st FLOOR, 69a SOUTH STREET, ROMFORD, ESSEX RM1 1NL



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Queens Court, 9-17 Eastern Road, Romford, Essex, RM1 3NH



LOCATION

Prime Town Centre located office space within the main pedestrianized section of South Street above Snappy Snaps and Parmars Shoes opposite Santander in this busy location.

DESCRIPTION

Newly refurbished 1st Floor Office Space with prominent Ground floor entrance and excellent 1st floor window display signage potential.

The offices extend to approx 149sq.m/1600sq.ft and available for immediate occupation.

FEATURES

- Prime position
- Newly refurbished
- Ground Floor Street Entrance
- Electric Heating
- 1st Floor Window Signage potential
- Newly Carpeted
- Suspended Ceiling
- Kitchen
- Male & Female W.C.'s
- 3 Compartment perimeter trunking
- Fully Furnished

TENURE

New FRI lease for a term to be agreed with periodic upward only rent reviews.

Commencing Rental

£25,000 pax plus Vat, Rates & Service Charge.

Legal Costs

To be borne by ingoing Tenant.

GDPR

General Regulations (GDPR) will take effect on 25 May 2018.

As a business we must have a lawful basis to process personal data, and therefore we require your written consent to hold your personal data on our files.

Money Laundering Regulations

Due to recent money laundering regulations, all Tenants and Purchasers when making an offer on a property will need to provide a copy of their current Passport Photo page and a recent Utility Bill confirming their current address.

VIEWING

Strictly by appointments via agent



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EPC

To follow