

1st FLOOR
147 WHITELADIES ROAD
CLIFTON
BRISTOL
BS8 2QT

OFFICE TO LET

 $46.00 \ sq \ m \ (492 \ sq \ ft)$



The property is prominently located fronting Whiteladies Road, one of the main arterial routes into Bristol, linking the city centre with the affluent suburbs of Clifton, Cotham and Redland.

DESCRIPTION

First floor office suite with the benefit of one car parking space.

ACCOMMODATION

The approximate net internal floor area is as follows:-

Office 46.00 sq m (492 sq ft)

TERMS

The property is available by way of a new full repairing and insuring lease for a term to be agreed, subject to three yearly rent reviews.

RENT

£10,000 per annum exclusive

RATES

Rateable Value: £7,900

Rates payable 2018/19 48p in the £

Interested parties should make their own enquiries to the Local Billing Authority.

LEGAL COSTS

Each party will be responsible for their own legal costs in connection with this transaction.

VAT

All figures quoted are exclusive of VAT, if chargeable.

VIEWING & FURTHER INFORMATION

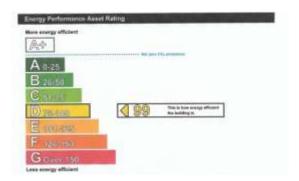
By appointment with the sole agents:

Hootons Commercial Ltd The Coach House 1 Hurle Road Clifton Bristol BS8 2SY

Contact: Ben Newton or Francine Tovey.

Tel: 0117 933 9915

ENERGY PERFORMANCE CERTIFCATE



NOTICE

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