

PROMINENT CHARACTER OFFICES - TO LET



**Great location in
Beaconsfield New
Town.**

**55 Station Road,
Beaconsfield, Bucks,
HP9 1QL**



Location:

Prominent location in the centre of Beaconsfield New Town within 5 mins walk of the Station and the main shopping area. Good communications with Junction 2 of the M40 approximately 2 miles away

Modern Open Plan area with natural lighting, onsite parking for 4 cars. Raised floors and suspended ceilings, shared use of large kitchen.

Local occupiers include Marks and Spencer's, Costa Coffee, WH Smith, Sainsbury's, and directly opposite the newly opened Gails Bakery.

Description:

2nd Floor offices

2 nd Floor	1,510 sq ft
Total	1,510 sq ft

Rent:

£41,525 pax

EPC:

C75

Rates:

Rates will be included in a service charge. Service charge on application.

Legal costs:

Each party to bear their own professional costs.

Viewing:

For further information or an appointment to view, please contact Connor Harrington on: 01494 689 604 or email ch@jaggardmacland.co.uk alternatively contact Bill Harrington on 01494 689 602 or email bh@jaggardmacland.co.uk

Aug-21

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Tel: 01494 677755

Jaggard Macland LLP
McBride House
32 Penn Road
Beaconsfield
Bucks
HP9 2FY

01494 677755
info@jaggardmacland.co.uk
www.jaggardmacland.co.uk

