



Womanby House

Jones Court, Cardiff, CF10 1BR

To Let: Furnished city centre office, with parking.

730 to 1,464 sq ft
(67.82 to 136.01 sq m)

- Newly Furnished
- Flexible terms
- City centre
- Parking
- Kitchenette
- Exposed services

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Summary

Available Size	730 to 1,464 sq ft
Rent	£20 per sq ft
Business Rates	Second Floor Suite B: Rateable Value £8,780 (Partial business rates relief will apply). Ground Floor: Rateable value £12,522
Service Charge	£9.84 per sq ft Water is included in the service charge. Electric is sub-metered, and charged in addition.
Car Parking	1 space
VAT	Applicable
Legal Fees	Each party to bear their own costs
EPC Rating	D (78)

Description

The recently refurbished specification includes;

- Fully furnished
- Exposed ceilings and services
- Electric heating
- Kitchen facilities with white goods
- In floor/perimeter trunking
- LED lighting
- Double glazed windows
- Male and female WCs

Location

Womanby House is located off Womanby Street, within the Jones Court courtyard.

The property is ideally located for Cardiff's amenities and retail areas, including St. David's 2 Shopping Centre and John Lewis. It is also a short walk to Cardiff Central Railway Station.

Accommodation

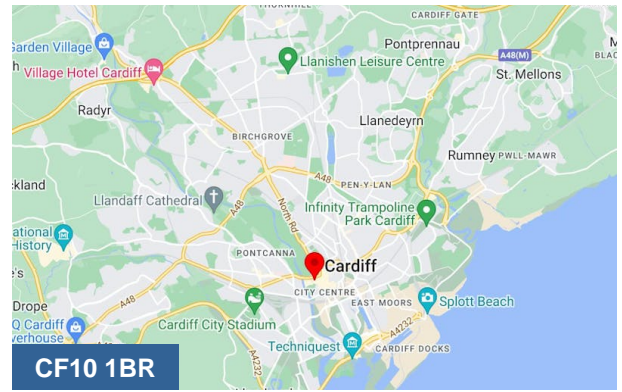
Name	sq ft	sq m	Availability
Ground - A	361	33.54	Let
Ground - B	734	68.19	Available
2nd - A	366	34	Let
2nd - B	730	67.82	Available
Total	2,191	203.55	

Viewings

Strictly by appointment with agents Cooke & Arkwright.

Terms

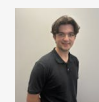
The property is available to lease on terms to be agreed.



Viewing & Further Information



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