



Envision House

5 North Street, Horsham, RH12 1XQ

Fully furnished offices with a high-quality cellular fitout in a prime Horsham town-centre location

5,590 to 12,260 sq ft
(519.33 to 1,138.99 sq m)

- Fully furnished offices with existing cellular fitout
- Available as a whole or floor-by-floor
- Air-conditioning
- LED lighting
- Prime town-centre location
- Extensive parking provision
- 8-minute walk to Horsham Station

Summary

Available Size	5,590 to 12,260 sq ft
Rent	Rent on application
Rates Payable	£6.30 per sq ft Estimated based on RV of the whole from 1st April 2026
Service Charge	£2 per sq ft
Car Parking	N/A
VAT	Applicable
EPC Rating	Upon enquiry

Description

Envision House provides high-quality, fully furnished office accommodation in the heart of Horsham town centre. The property is fitted to a ready-to-occupy standard, offering a practical cellular layout that includes meeting rooms, private offices and breakout areas - all in situ and available for immediate use.

Location

Ideally positioned in central Horsham, Envision House is just an 8-minute walk to Horsham Station, offering excellent connectivity for staff and visitors. The property sits moments from the extensive retail and leisure amenities of Swan Walk Shopping Centre, West Street and East Street, providing a wide range of cafés, restaurants and shops on the doorstep. Horsham Station offers fast and frequent rail services, including direct connections to: London Victoria (55m), London Bridge (1h 05m) and Gatwick Airport (19m).

Accommodation

The property comprises the following approximate Gross Internal Areas:

Name	sq ft	sq m
2nd	5,590	519.33
1st	6,022	559.46
Ground	648	60.20
Total	12,260	1,138.99

Specification

The building benefits from a modern specification, including:

- Air-conditioning
- Perimeter radiator heating system
- LED lighting
- Passenger lift serving all floors
- Parking ratio of 1 : 755 sq ft

Terms

The whole property is available by way of an assignment to June 2033, or on a floor-by-floor basis by way of a flexible sublease.



Viewing & Further Information



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