



Suite 4

Tower House, Hale Leys, Aylesbury, HP20 1SQ

MODERN TOWN CENTRE OFFICES

2,800 sq ft
(260.13 sq m)

- Centrally located
- Modern open plan offices
- 2 meeting rooms, reception area
- Fully carpeted
- Perimeter trunking
- Gas fired central heating
- Kitchen and storeroom & shared WC's
- Lift

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Summary

Available Size	2,800 sq ft
Rent	£50,000 per annum Inclusive of service charge. VAT is payable.
Rates Payable	£9,730.50 per annum
Rateable Value	£19,500
VAT	Applicable. VAT is payable
Legal Fees	Each party to bear their own costs
EPC Rating	Upon Enquiry

Description

Centrally located third floor offices in Tower House which forms part of the Hale Leys Shopping Centre. Modern open plan offices with kitchen and meeting room, with a lift serving all floors, right in Aylesbury town centre with easy access to local amenities and public transport links.

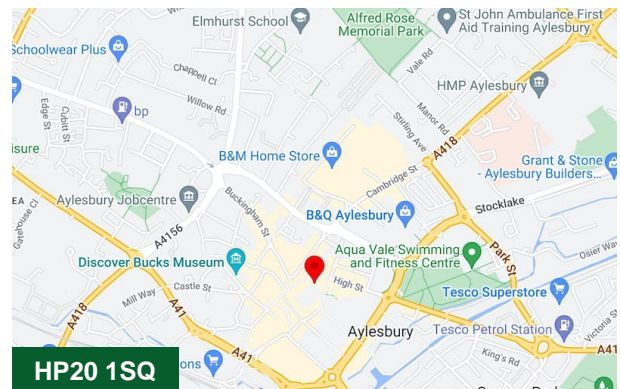
Third floor offices available to let on a new lease direct from the landlord. Parking is available at local car parks.

VAT is payable.

Location

Aylesbury is the County Town of Buckinghamshire and is approximately 44 miles northwest of central London 23 miles from Oxford and 15 miles south of Milton Keynes. The town is on the junctions of the A41 the A413 and A418 with access to the M40 M1 and M25 motorways within a 20 minute drive. The Chiltern Railway Line provides a direct rail service to London Marylebone of approximately 55 minutes.

The unit is located within the Hale Leys Shopping Centre in Aylesbury Town Centre.



Viewing & Further Information



Joanna Kearvell

01296 255020 | 07887 793030

jk@chandlergarvey.com

