



**OFFICES TO LET
BETWEEN CIRCA 350 SQ FT AND 410 SQ FT**

92 High Street
East Grinstead
West Sussex
RH19 3DF

- Central position within the town close to the High Street
- Short walk to all amenities

TO LET - FROM £9,750 PER ANNUM

SITUATION

The premises are situated at the end of the historic High Street. The main London Road shopping area is also within a short walk. The railway station with services to London Bridge and Victoria via East Croydon is under 1 mile distant. Junction 10 of the M23 motorway is approximately 6 miles away. Large public car park nearby.

DESCRIPTION

Various sized offices to let in this two storey detached office building having brick elevations under a tiled roof and retaining some original period features.

ACCOMMODATION

A large office, or an office suite of three smaller offices ranging in sizes between 350 sq ft and 410 sq ft.

AMENITIES

- Gas fired radiator central heating
- Carpeted floors
- Shared WC facilities
- All inclusive rent
- Short walk to town centre and large public car park

RENT

Rent between £9,750 per annum to £12,000 per annum inclusive of rates and utilities, depending on office size. VAT is not currently charged on the rent.

TERMS

To be let on an annual licence. A rent deposit and/or guarantor will be required

BUSINESS RATES

Small business rate relief is available for properties with an RV less than £15,000. Further information from Mid Sussex District Council Business Rates department Tel: 01444 477564.

EPC

The current Energy Performance rating for the property is 'D'. A copy is available on request.

VIEWING

Viewing and further information from the agents
RH & RW Clutton - 01342 410122
BenedictH@rhrwclutton.co.uk

[The Code for Leasing Business Premises in England & Wales](#)

The letting agent refers prospective tenants to The Code for Leasing Business Premises in England & Wales which recommends professional advice is sought before agreeing a business tenancy. Details available from: www.lettingbusinesspremises.co.uk



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