

127-129 High Street, Billericay

CM12 9AH



To Let

1,437 sq ft
(133.50 sq m)

£31,500 per annum

- High Street Location
- Two Allocated Parking Spaces

Office Accommodation

Location

Cumberland House is prominently positioned in Billericay High Street surrounded by various national and local retailers, cafes and Waitrose Food store.

Billericay is an affluent commuter town with good access to its neighbouring towns of Brentwood, Basildon & Chelmsford. Train links into London via Billericay main line station to Liverpool Street, which is within 10 minutes walk. There is ample pay and display parking off the High Street close to the property.

Description

The premises comprise a first floor office suite. Features of the building include: air conditioning, 8 person lift, on site car parking, Intercom entry system, communal WC's.

Accommodation

| Floor/Unit | Description | sq ft | sq m |
|------------|-------------|-------|--------|
| 1st | Suite 1 | 1,437 | 133.50 |

Terms

The accommodation is to be offered on new effectively full repairing and insuring lease on terms for a period to be agreed.

Rent

£31,500 per year exclusive of service charge, rates, utilities, building insurance.

Rent is payable quarterly in advance on the usual quarter days.

Service Charge

A service charge is applicable for the common areas. The current service charge is approx. £11,577

Planning and Use

The property is to be used for the purposes of offices or other appropriate uses falling within Class E i.e. medical & fitness

Business Rates

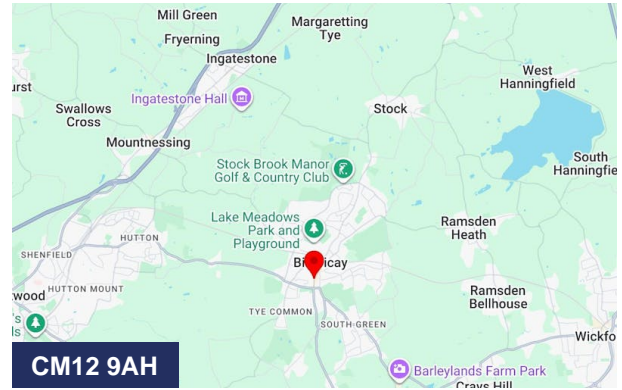
To be assessed

VAT

Value added tax is applicable to the rent and service charge

Legal Costs

Each party to bear their own.



Summary

| | |
|----------------|-------------------|
| Available Size | 1,437 sq ft |
| Rent | £31,500 per annum |
| Business Rates | Upon Enquiry |
| Service Charge | £11,577 per annum |
| EPC Rating | C (57) |

Viewing & Further Information

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