



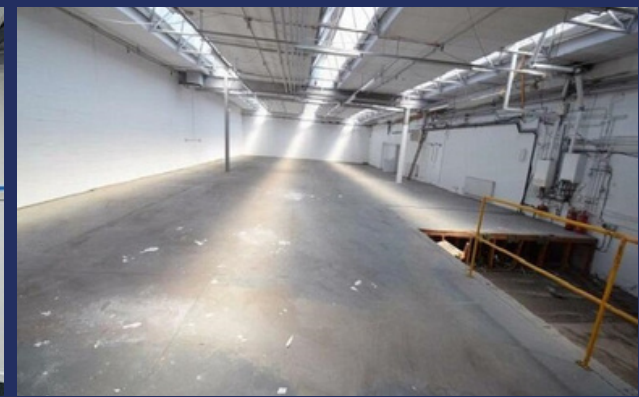
Sharp House
14 The Gloucesters
Crompton Close
Basildon
SS15 3AY

To Let - Serviced Office Accommodation

- Various Offices to Let
- 280 sq ft - 1,000 sq ft
- Excellent Road Connections
- Parking Available

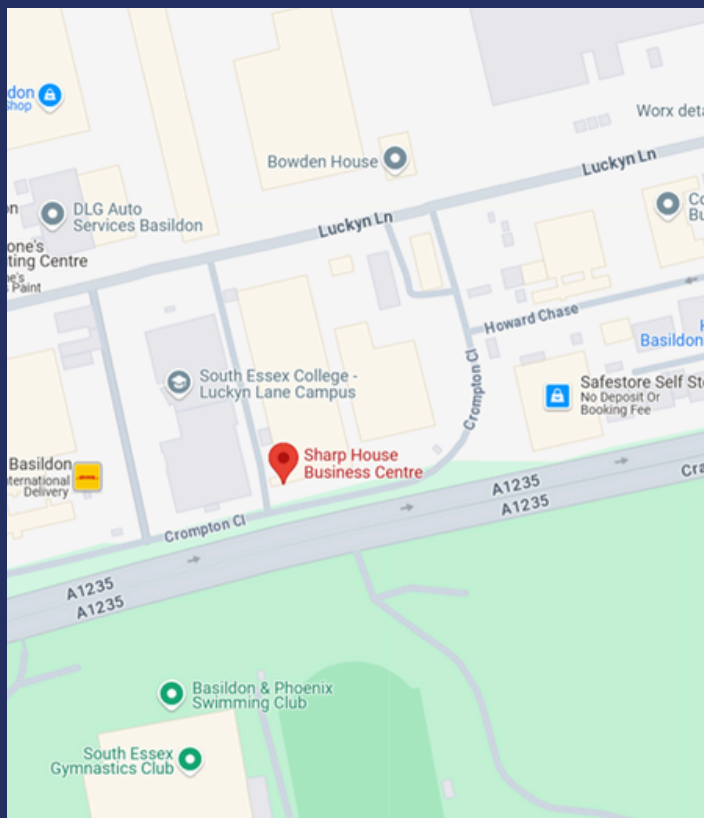
01277 289150

www.mjmpropertyconsultants.co.uk



Location

Sharp House is located in The Gloucesters which is are situated on Crompton Close within the established Pipp's Hill Industrial area of Basildon, north east of the town centre. It has excellent road communications being a short distance from the A176 which connects with the nearby Southend Arterial Road (A127) with the M25 at Junction 29 approximately 8 miles to the west.



Description

Sharp House is a fully serviced, multi-tenanted building offering a range of office spaces, with air conditioning, ample on-site parking available and secure entry systems housed in the communal lobby.

Accommodation

Suite 1	280 sq ft (26 sq m)
Suite 12	260 sq ft (24 sq m)
Suite 13	1,000 sq ft (93 sq m)

Terms

Offered on 2 year lease agreements on rental terms which are inclusive of service charge and building insurance

Rent

See attached schedule

Planning/Use

Offices, falling with Use Class E (g) (i).

Business Rates

Each of the individual spaces will qualify for Small Business Rates Relief. Prospective tenants are advised to check their business rates liabilities with the local authority

Energy Performance Rating

D 87

Value Added Tax

Value added tax is applicable

Legal Costs

Each party to bear their own legal costs

**Viewing & Further Information:
Contact MJM Property Consultants**

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Suite	Use	Size	Terms	Rent (pcm excluding VAT)
Suite 1 Ground Floor	office	280 sq ft (26 sq m)	flexible or longer tenancy options	£980.00
Suite 12 First Floor	office	260 sq ft (24 sq m)	flexible or longer tenancy option (available December 2024)	£795.00
Suite 13 First Floor	office	1,000 sq ft (93 sq m)	flexible or longer tenancy options	£2,750.00