



Hudson House, Maris Lane, Cambridge, CB2 9FF
To Let / Office / 5,228 sq ft (485.70 sq m)

Summary

Description

Hudson House, Trumpington is a self-contained, fully fitted office building arranged over two floors, offering high-quality open-plan workspace alongside several meeting rooms, kitchen facilities and breakout areas throughout. The property provides a professional turnkey solution for occupiers seeking modern and efficient office accommodation.

Specification Includes

- Self-contained office building
- Fully fitted
- Open plan office with Private Reception
- Meeting rooms & breakout space
- 14 Car parking spaces
- LED Lighting throughout
- Trumpington Park & Ride: 5 minute walk
- Cambridge South: 20 minute walk

Additional Information

Business rates

All interested parties are advised to make their own enquiries

Services

n/a

Postcode

CB2 9FF

Terms

Available upon request

Legal Costs

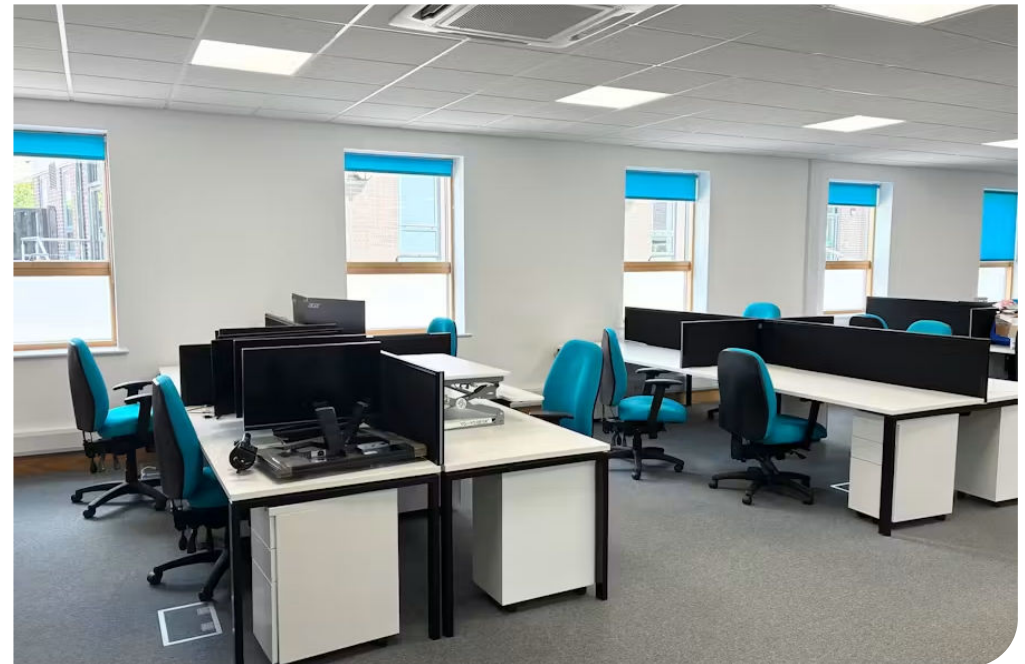
Each party to bear their own costs

Value added tax

TBC

EPC

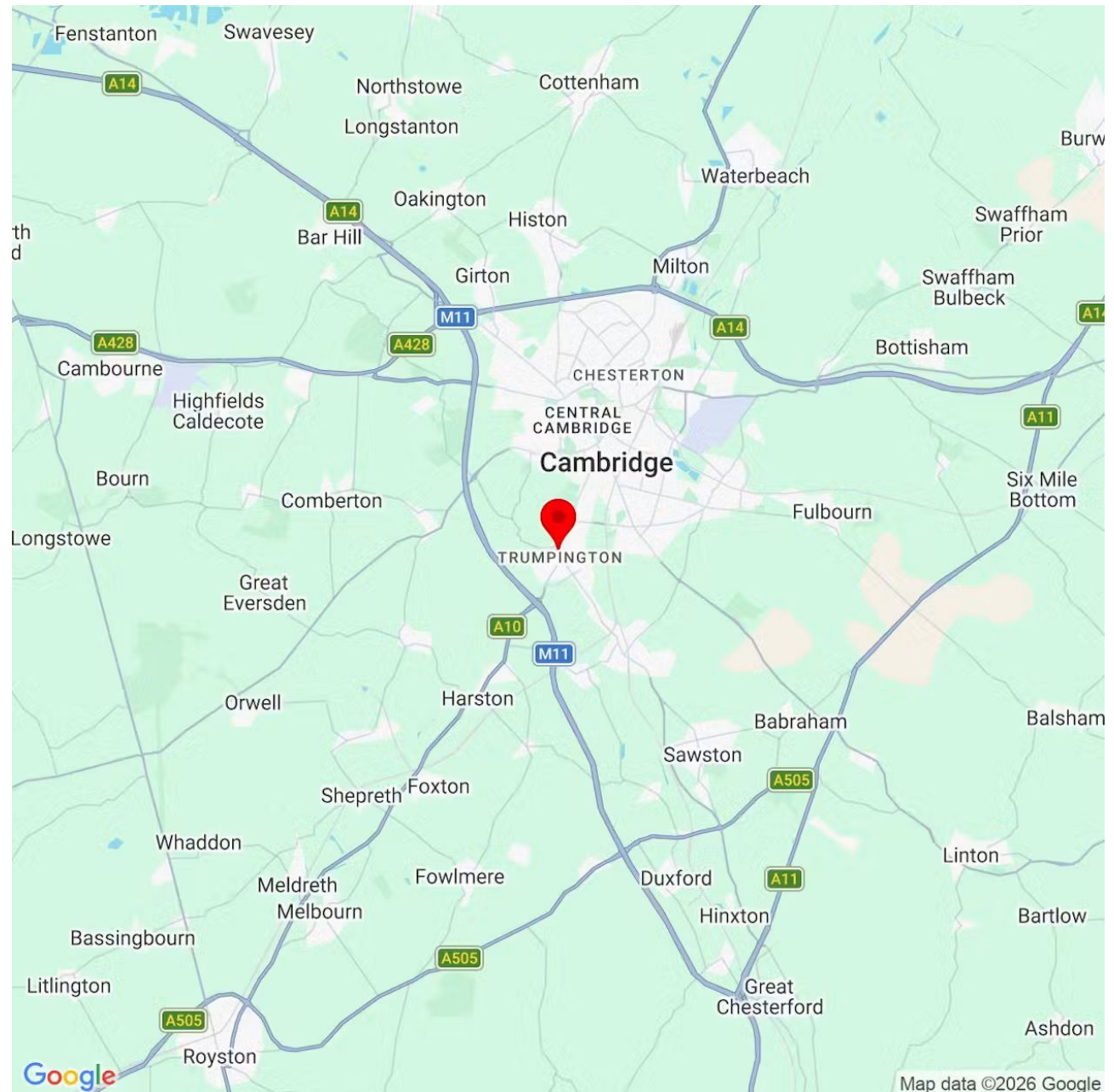
Available upon request



Location

Located less than one mile from Junction 11 of the M11, Hudson House benefits from excellent road connectivity and accessibility.

The property is approximately a 5-minute walk from Trumpington Park & Ride and around a 20-minute walk from Cambridge South railway station, providing convenient access to local and regional transport links.



Accommodation

The accommodation comprises the following areas:

Description	Sq ft	Sq m	Availability
Unit	5,228	485.70	Available
Total	5,228	485.70	





Get in touch with our experts



Tamarah Keir
Surveyor
07442 668105
tamarah.keir@bidwells.co.uk



Harry Blevins
Surveyor
07467745774
harry.blevins@bidwells.co.uk

Important Notice.

Bidwells LLP act for themselves and for the vendors/landlords of this property, whose agents they are, give notice that:

Nothing contained in these particulars or their contents or actions, both verbally or in writing, by Bidwells LLP form any offer or contract, liability or implied obligation to any applicants, viewing parties or prospective purchasers of the property to the fullest extent permitted by law and should not be relied upon as statements or representative of fact. No person in the employment of Bidwells LLP or any joint agents has authority to make or give any representation or warranty whatever in relation to this property. Any areas of measurements or distances are approximate. The text, photographs and plans are for guidance only, may not be to scale and are not necessarily comprehensive. No assumptions should be made that the property has all necessary planning, building regulation or other consents. Bidwells LLP has not carried out a survey, nor tested the services, appliances or facilities. Purchasers must satisfy themselves by inspection or otherwise. All rentals and prices are quoted exclusive of VAT unless otherwise stated. Prospective purchasers and tenants will be asked to produce identification of the intended purchaser/tenant and other documentation in order to support any conditional offers submitted to the vendors. Bidwells LLP accepts no liability of any type arising from your delay or other lack of co-operation. We may hold your name on our database unless you instruct us otherwise. OS licence no. ES 100017734. © Copyright Bidwells LLP 2017. Bidwells LLP is a limited liability partnership registered in England and Wales (registered number OC 344553). Registered office is Bidwell House, Trumpington Road, Cambridge CB2 9LD where a list of members is available for inspection. Your statutory rights are not affected by this notice. Information accurate as of July 2026

Bidwells. Well informed.