



**SOUTHPOINT SERVICED OFFICES, OLD BRIGHTON ROAD,
CRAWLEY, RH11 0PR**

SERVICED OFFICE TO LET

210 TO 855 SQ FT (19.51 TO 79.43 SQ M)



Summary

Newly refurbished ground floor

Serviced offices to let

Sizes from 210-855 sq ft

Available Size	210 to 855 sq ft
----------------	------------------

EPC Rating	C (56)
------------	--------

- Established business location
- Immediately adjacent to Gatwick Airport
- Attended reception
- Air Con & Heating
- Suspended ceilings
- Carpeted floors
- Parking ratio: 1:227 approx.
- Digital phones/High Speed Internet / On site IT support/Wi Fi
- Ample on site parking/ EV Charging
- Mail Collection/phone number
- Telephone
- Answering/Receptionist
- Postage Management
- Meeting room



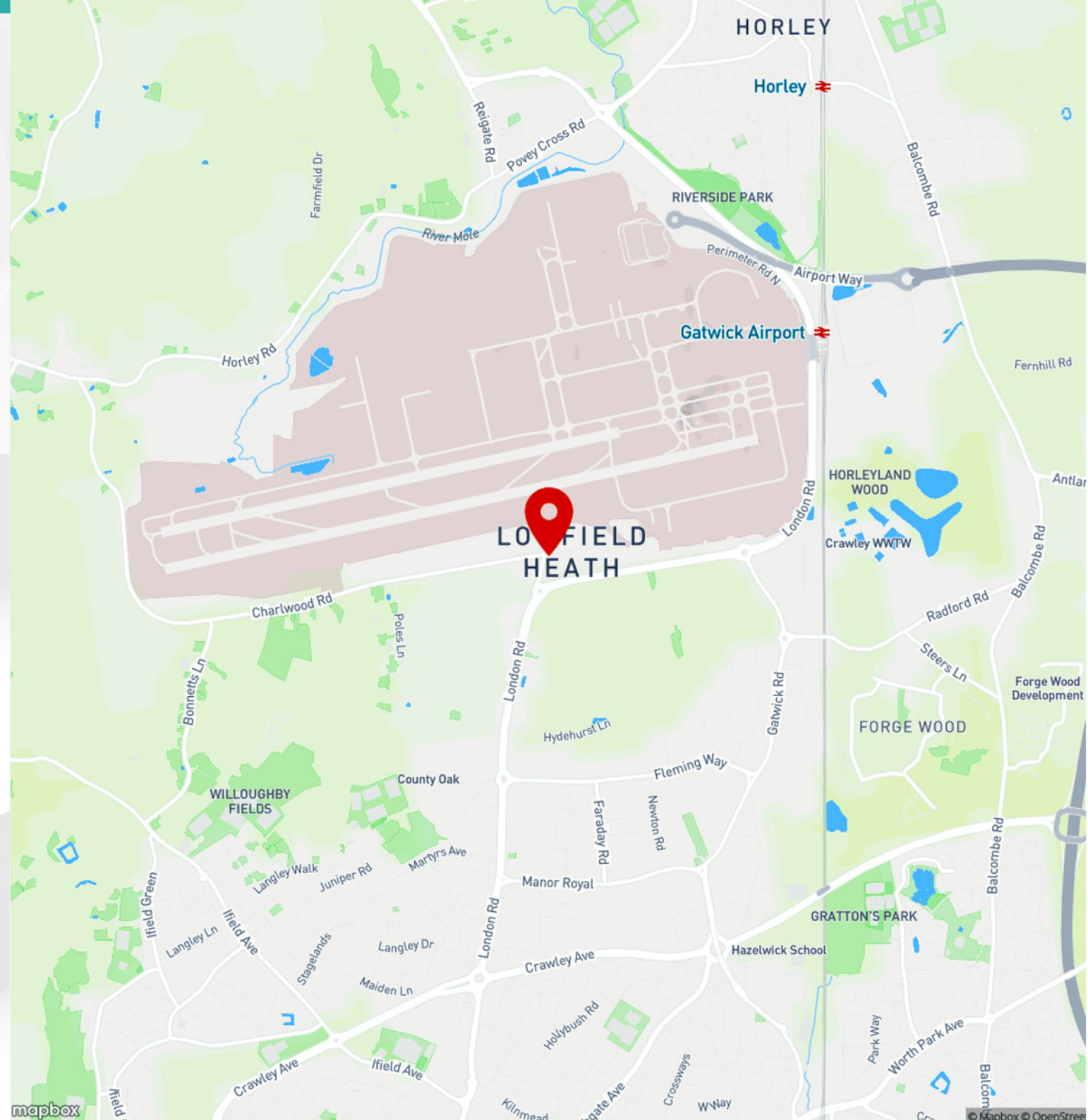
Location



Southpoint Serviced Offices Old
Brighton Road, Lowfield Heath,
Crawley, RH11 0PR

The subject property is located at Lowfield Heath which is situated at the northern end of the Manor Royal Estate and immediately to the south of the Gatwick Airport perimeter.

The property is located within the administrative control of Crawley Borough Council.





Description

The property comprises a three-storey office building erected in the 1980s of steel and concrete frame construction. There are brick elevations, a flat roof and externally the property presents well.

The ground floor has been recently refurbished to create smaller office and meeting rooms providing rooms for 2-10 people.

Parking is free on a 'first come' basis; spaces are not allocated but there is a maximum allowance.

Viewings

Viewings strictly via sole joint agents Vail Williams LLP or Graves Jenkins

Terms

Available to let on a Licence agreement with fee to include;

- High speed internet
- Phone lines
- Parking
- Cleaning
- Utilities
- Reception

The Landlord charges by the sq ft, rather than by the desk, so you can have as many/few desks as you require with no price variations.

N.B. Licence fee excludes business rates which tenant pays. Most tenants qualify for 100% business rate relief. Landlord can assist with this application.

Anti-Money Laundering Requirements

In accordance with Anti-Money Laundering requirements, two forms of identification will be required from the purchaser or tenant and any beneficial owner together with evidence/proof identifying the source of funds being relied upon to complete the transaction.





Enquiries & Viewings



Steve Berrett

sberrett@vailwilliams.com

07780 324996

01293 612600



Mikael Goldsmith

mgoldsmith@vailwilliams.com

07435 829861

01293 612600

