

Move up to a
designer environment

**High
Specification
Offices**

1 minute
to J5 M40



Stokenchurch House

Oxford Road, Stokenchurch
HP14 3SX

1,777 sq ft to 11,063 sq ft with 50 parking spaces



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Amenities

Superb office suites with breakout and meeting room areas throughout the building.

- ▶ Air-conditioned
- ▶ Raised floors with floor boxes connected to small power and provision for CAT6 cabling
- ▶ Suspended ceilings with LED lighting
- ▶ Generous fitted kitchen to each suite
- ▶ Excellent on-site parking with EV charging
- ▶ Superb male and female toilets on each floor
- ▶ Shower and disabled toilets
- ▶ Rear loading area with roller shutter door & Goods Lift to 1st Floor
- ▶ Double glazing
- ▶ High quality finishes throughout

Description

Superbly owner-managed building able to offer excellent fully refurbished air-conditioned accommodation minutes from J5 M40 at Stokenchurch, on the edge of a well-served village with Tesco Convenience store, petrol filling station and a 10-20 minute drive (8 miles) to Waitrose and John Lewis at Handy Cross J4 M40.

Accommodation (areas are approx. net internal area)

Suites 2 and 3 can be merged. Each suite comes with the benefit of superb kitchen areas and Suite 2 additionally has 3 fully glazed executive offices.

Suite 5	6,583 sq ft	30 parking spaces
Suite 3	1,777 sq ft	12 parking spaces
Suite 2 now available	2,703 sq ft	8 parking spaces
Total	11,063 sq ft	50 parking spaces



Communications

High Wycombe	▶ 8 miles
Oxford	▶ 15 miles
Central London	▶ 38 miles
M25 Junction 16	▶ 18 miles
Heathrow Airport	▶ 26 miles

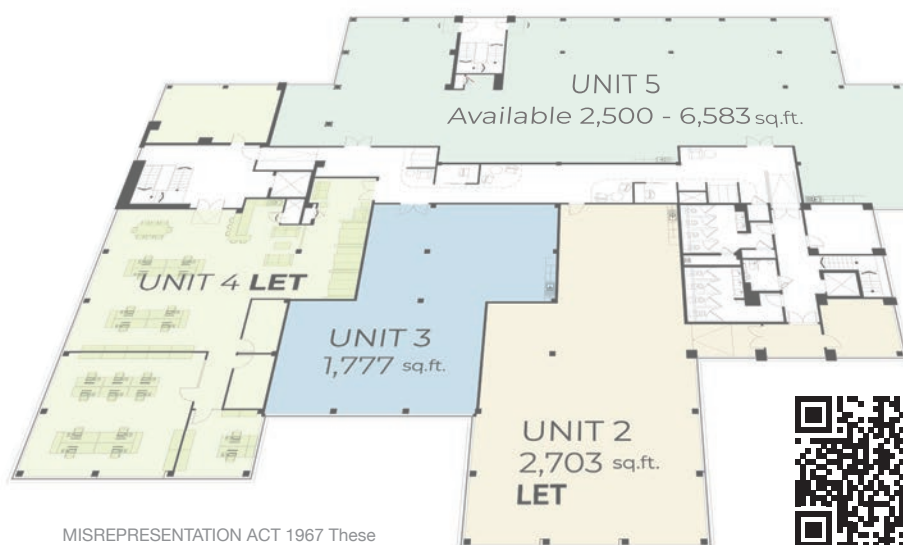
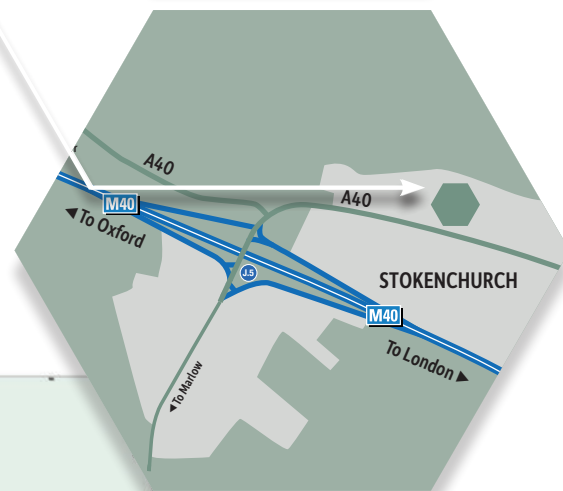


Terms The suites are offered on new leases direct from the freeholders for a length to be agreed.

Rent On application

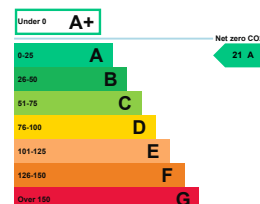
Service charge c £7.65 per sq. ft. per annum plus VAT.

Business Rates c £7.50 per sq. ft. To be confirmed.



Energy rating and score

This property's energy rating is A.



MISREPRESENTATION ACT 1967 These particulars are believed to be correct, but their accuracy is in no way guaranteed, neither do they form any part of any contract. They are issued on the understanding that all negotiations are conducted, subject to contract, through Duncan & Bailey- Kennedy or Lambourn Commercial. "Finance Act 1989 – unless otherwise stated, our prices and rents are quoted exclusive of VAT. Any intending purchasers or lessees must satisfy themselves independently as to the incidence of VAT in respect of any transaction." Dec 2025

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