

Hudson House, Maris Lane, Cambridge, CB2 9FF

To Let | Office | 5,228 sq ft (485.70 sq m)

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Summary

Description

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

Specification Includes

- Self-contained office building
- Available in CAT A or CAT A+ condition
- 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
Rateable Value: n/a

Services
n/a

Postcode
CB2 9FF

Terms
Available upon request

Legal Costs
Each party to bear their own costs

Value added tax
TBC

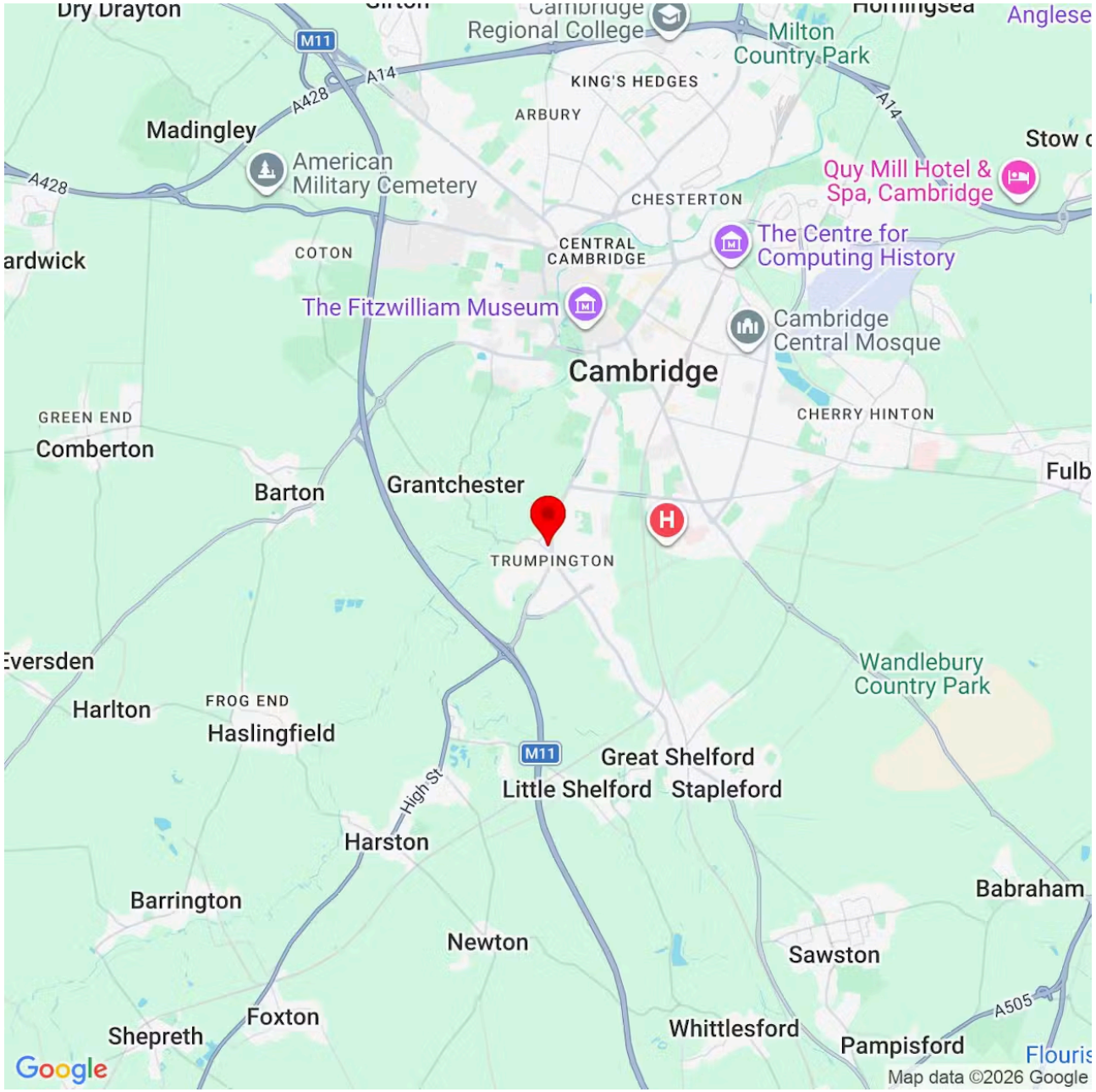
EPC
Available upon request



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.



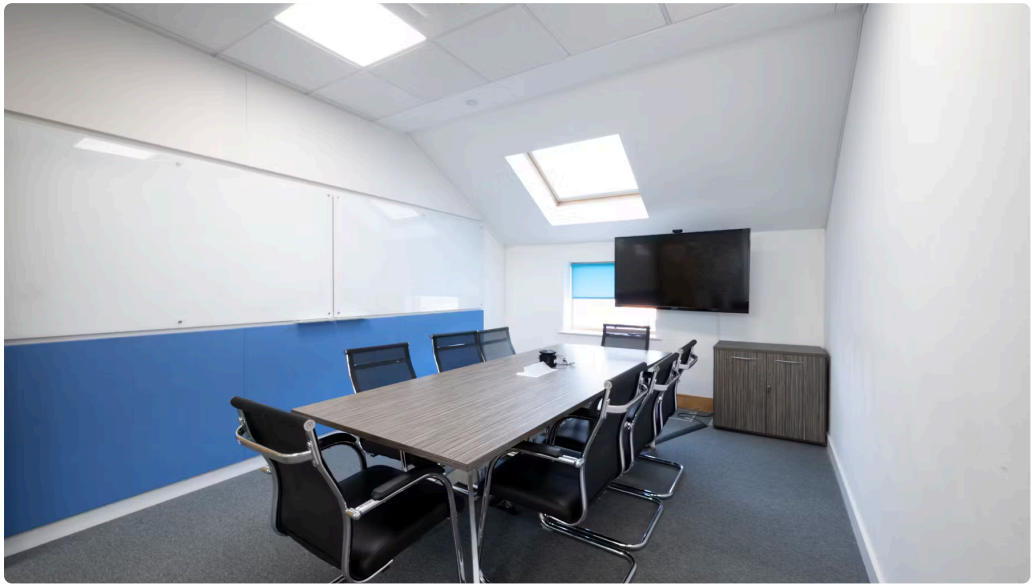
Accommodation

The accommodation comprises the following areas:

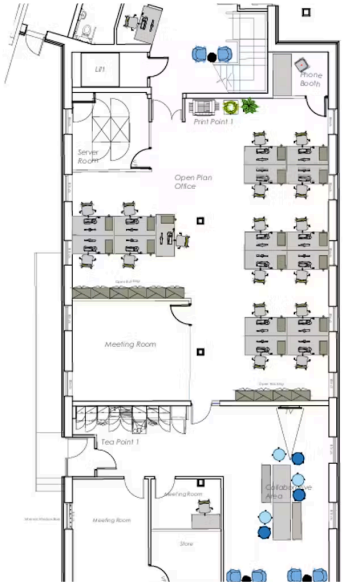
Description	Sq ft	Sq m	Availability
Building - Office	5,228	485.70	Available
Total	5,228	485.70	



Gallery






Lift
Phone Booth
Print Point 1
Server Room
Open Plan Office
Meeting Room
Tea Point 1
Meeting Room
Store


Lift
Phone Booth
Print Point 2
Storage Wall
Open Plan Office
Tea Point 1
Meeting Room



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