



Ayers & Cruiks
COMMERCIAL

64/66 Springfield Road, Chelmsford, CM2 6JY

To Let | 305 to 1,887 sq ft

Office Suites to Let in the heart of Chelmsford

64/66 Springfield Road,
Chelmsford, CM2 6JY

Summary

- Rent: £12,000 - £23,000 per annum
- Business rates: Interested parties are advised to confirm the rating liability with Chelmsford City Council on 01245 606606
- VAT: To be confirmed
- Legal fees: Ingoing tenant is liable for both parties legal costs
- Lease: New Lease

Contact & Viewings

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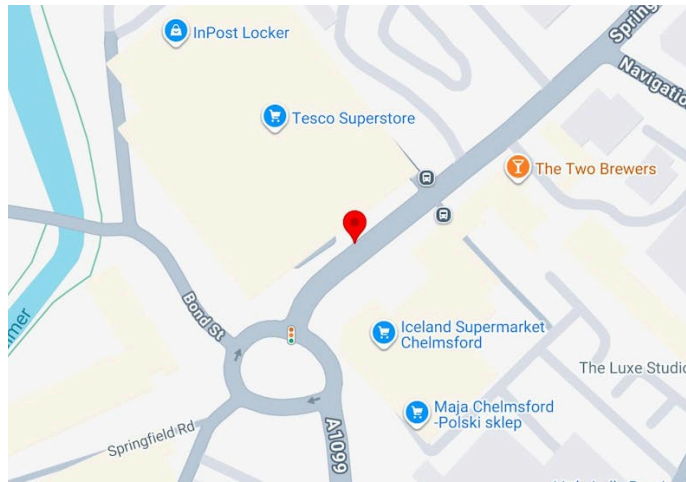
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Key Points

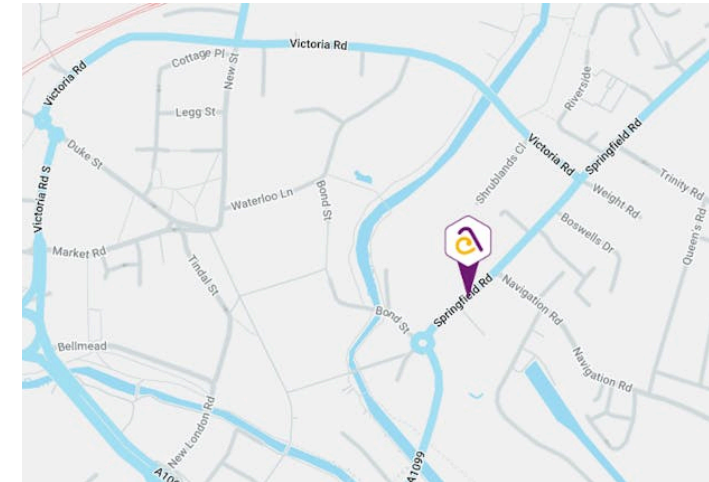
- City Centre location
- Short distance from Chelmsford railway
- Good road connections
- Well Maintained throughout
- Exclusive parking area
- Offices To Let

Description

This office building features a welcoming ground-floor reception area, with both stairs and a lift providing access to the first and second-floor offices. Each office is fitted with suspended ceilings, integrated lighting, carpet tiles and air conditioning. Communal toilets and a kitchenette are available on every floor.

Location

Located in a busy vehicular location on Springfield Road, with pedestrian traffic passing en route to and from Bond Street and Chelmsford centre.



This well-presented ground-floor retail unit offers an opportunity to secure a prominent spot opposite Tesco and adjacent to Iceland.

Accommodation

Floor/Unit	Description	Size	sq m	Rent
2nd	Suite 1	305 sq ft	28.34	£12,000 /annum
2nd	Suite 9	1,582 sq ft	146.97	£23,000 /annum

Viewings

Strictly by prior appointment via landlords appointed agents Ayers & Cruiks

Terms

The premises is available to let upon a new, full repairing insuring lease for a term to be agreed.

Rent

From £12,000 Per Annum Exclusive to £23,000 Per Annum Exclusive