

## SERVICED OFFICE TO LET

Portway Business Hub  
The Portway, Porthcawl,  
CF36 3XB

893.02 sq ft  
(82.96 sq m)

 [View online](#)

01792 648809 | 02921 660010  
[www.rjcharterdsurveyors.co.uk](http://www.rjcharterdsurveyors.co.uk)









## Availability

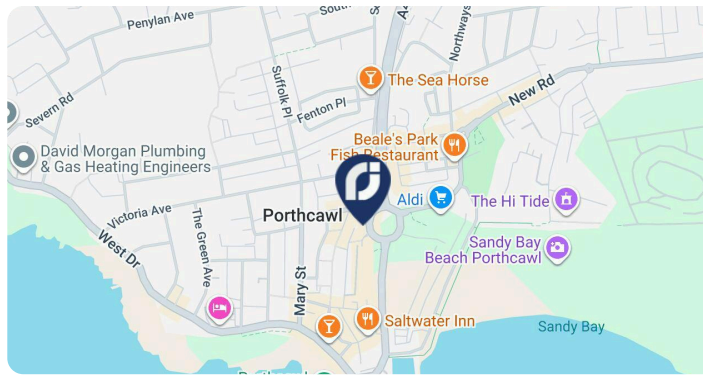
Name	Sq ft	Sq m	Rent	Availability
Ground - Office 2	129.16	12	£650 /month	Available
Ground - Office 6	129.16	12	£540 /month	Available
1st - Office 2	96.87	9	£400 /month	Available
1st - Office 3	161.46	15	£700 /month	Available
1st - Office 5	118.04	10.97	£600 /month	Available
1st - Office 6	139.93	13	£600 /annum	Available
1st - Office 7	118.40	11	£600 /month	Available
<b>Total</b>	<b>893.02</b>	<b>82.97</b>		

## Specifications & Features

- All inclusive rent
- Close proximity to Porthcawl Town Centre
- Kitchen and W.C facilities
- Some on-site parking available
- Flexible lease terms available

## Further Information

- [View On Website](#)



## Location

Porthcawl is a popular tourist and commuting town located on the South Wales coast in Bridgend County Borough. It has a population of c. 16,000 and is just over 6 miles to the south-west of Bridgend, and 25 miles west of Cardiff.

Porthcawl has a promenade and several beaches, with a number of hotels and a large caravan park at nearby Trecco Bay. Main access to the town is via the A4229 which links the town to junction 37 of the M4.

The property itself is prominently situated immediately adjacent to the A4106 roundabout within Porthcawl town centre. The large Hillsborough Place car park is adjacent and the main John Street retail area situated to the rear.

## DESCRIPTION

The property comprises a detached 2 storey complex within the town centre that has recently been extensively refurbished. The building is within a secure fenced site with on-site car parking available. The available office suites are located at ground and first floor level with access via single staircase. The specification of the offices is as follows; + Gas central heating + upvc double glazed windows + Laminate flooring + Communal toilet facilities + Communal kitchen facilities + High-speed broadband + Telephone line

## TENURE

Each of the suites are available on rolling annual tenancy agreements although fixed longer terms of occupation are also available on request.

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All occupancies are to be outside of the Security Of Tenure provisions of the Landlord & Tenants Acts.

## RENT

£400 - £700 per month

## AVAILABILITY

Available Immediately

## LEGAL COSTS

Each party to bear their own costs

## EPC

C (51)

## VAT

To be confirmed

## SERVICE CHARGE

n/a

## INSURANCE

n/a

## Contact Us



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## OUR OFFICES

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