



LEISURE USE

Bridge House, 27-31 Reading Road South, Fleet, GU52 7QP

First floor suite suitable for office or leisure use

Summary

Tenure	To Let
Available Size	1,500 to 3,200 sq ft / 139.35 to 297.29 sq m
Rent	£20 per sq ft
EPC Rating	Upon enquiry

Key Points

- Suitable for office, yoga, pilates use
- Very prominent location
- Good on site parking
- Flexible floor space
- New lease terms available

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DESCRIPTION

Bridge House has a wide frontage to Reading Road South, enjoying significant presence on this busy road, in central Fleet. The first floor suite is suitable for office use or a variety of leisure uses like pilates or yoga.

The building has both front and rear access with car parking at the rear. The first floor extends to approx 3,200 sq ft but flexible floorspace to meet occupational needs.

LOCATION

The property is prominently located in Reading Road South close to Fleet town centre, the junction of the A323 Reading Road North and Fleet Road, and within a short walk of the various shopping and bar/restaurant facilities in the town.

ACCOMMODATION

The accommodation comprises the following areas:

Description	Building Type	sq ft	sq m	Availability
First Floor	Leisure	3,200	297.29	Available
Total		3,200	297.29	

TERMS

Available on new lease terms.

RENT

£20.00 per sq ft exclusive.

RATES

To be reassessed, more details on application.

EPC

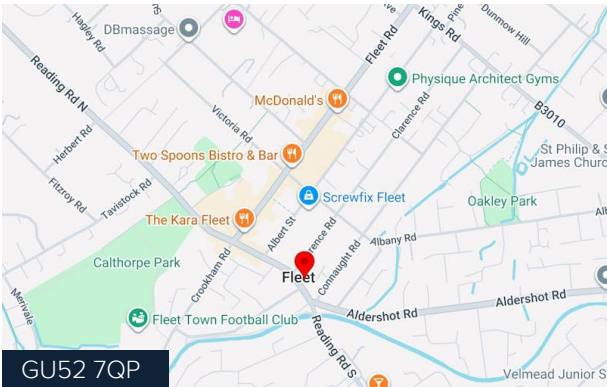
Upon application.

AVAILABILITY

Available immediately, upon completion of legal formalities.

LEGAL FEES

Each party to meet its own legal fees incurred in the transaction.



Viewing & Further Information

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