



## Unit 12c Pacific House, Sovereign Harbour Innovation Park, Eastbourne, BN23 6DW

Office within a new high quality Business Centre in Eastbourne

- High-quality fit out
- Prominent development
- Off Road Parking
- Raised Floors
- To Let at £10,523pa plus Service Charge
- Grade A Business Centre
- Manned reception

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## Summary

Available Size	619 sq ft
Rent	£10,523 per annum
Rateable Value	£8,500 Car Spaces RV £750
Service Charge	£7.20 per sq ft Service Charge amount for year 2021-2022
EPC Rating	A (23)

## Location

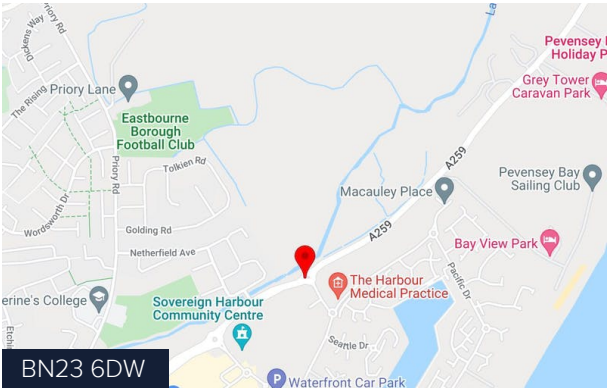
The property is located in this new high quality Business Centre within the Sovereign Harbour Innovation Park fronting directly the main A259 to Eastbourne town centre to the West with a connection to the A27 towards Brighton. Hastings is to the East with connections to Ashford, the Channel Tunnel and ferry ports.

## Accommodation

Description	Sq ft	Sq m
1st Fl Unit 12c	619	57.51
<b>Total</b>	<b>619</b>	<b>57.51</b>

## Terms

The property is available by way of a new flexible lease with 3 months notice at a rent of £876.92 per month plus service charge. The site is just 5 minutes walk to Sovereign Harbour northern Europe's largest marina complex.



## Viewing & Further Information



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