



8A Hartley Business Park

Selborne Road, Selborne, Alton, GU34 3HD

Characterful barn conversion offices

500 sq ft

(46.45 sq m)

- Located on established rural Business Centre
- Dedicated fibre lease line broadband
- WC
- Strip lighting
- To be recarpeted

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Summary

Available Size	500 sq ft
Rent	£7,500 per annum
Rates Payable	£2,594.80 per annum The property should qualify for zero rates. Further details from East Hampshire District Council
Rateable Value	£5,200
Service Charge	£0.20 per sq ft
EPC Rating	D (85)

Description

The office accommodation is situated on the first floor of the property and is due to be recarpeted throughout. This bright, characterful space benefits from its own WC and kitchen facilities and enjoys views over the business park.

Location

The property is situated within the established Hartley Park Farm Business Park which is situated with direct vehicular access from the B3006 some 4 miles south of Alton town centre.

Whilst the property is situated in a rural location it is close to the local facilities offered in the village of Selborne with more extensive town centre facilities available in Alton.

The A3 and A31 are within easy reach with railway facilities being available in Alton (London Waterloo 60 minutes).

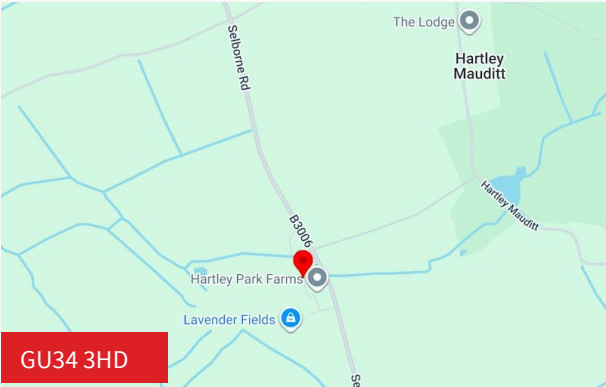
Anti Money Laundering

To comply with Anti Money Laundering regulations, Curchod & Co undertake ID checks for all successful purchasers and tenants where legislation requires us to do so.

Legal Costs/VAT

Each party to be responsible for the payment of their own legal costs incurred in the letting.

Prices are quoted exclusive of VAT which may be charged.



Viewing & Further Information

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