



FOR SALE TOWN CENTRE OFFICES

10 Gleneagles Court

Brighton Road, Crawley,
RH10 6AD

OFFICE FOR SALE

2,178 sq ft

- Town Centre location
- Let to 12.2027 at £38,115 pax.
- Vacant possession available 12.2027
- 8 private car spaces inc EV charging

10 Gleneagles Court, Brighton Road, Crawley, RH10 6AD

Summary

Available Size	2,178 sq ft
Price	£485,000 The property will be sold as a TOGC and VAT will not be payable.
Rates Payable	£8.15 per sq ft 1.4.2026-31.3.2027
Rateable Value	£37,750
EPC Rating	B (41)

Location

Gleneagles Court is located on Brighton Road, to the south of Crawley town centre, near to the County Mall shopping centre. It is within close proximity to Crawley bus rail station and a short walk to the town centre.

Description

Gleneagles Court comprises twelve self-contained, two-storey office buildings of brick construction set within a courtyard environment. Each floor is self-contained and the building has 8 parking spaces.

Specification

- Air cooling
- Perimeter trunking
- LED lighting
- Disabled WC
- 8 parking spaces
- Electric vehicle charging
- GFCH

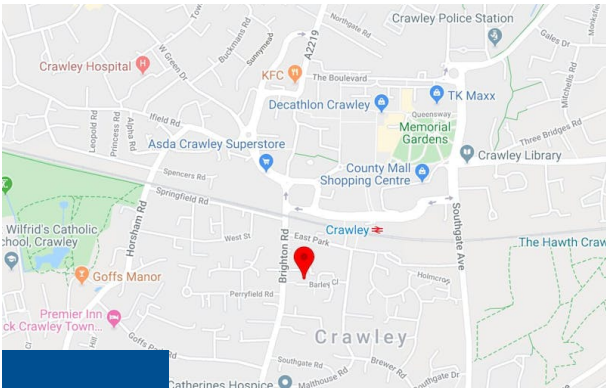
Terms

The freehold interest is available subject to the current Lease to CHPK Ltd (Company Number 04861621) which expires 14.12.2030. There is a tenant break option on 15.12.2027. The passing rent is £38,115 pax plus VAT.

The ground floor is sublet to Activate Event Management Limited Company Number 07634279), on the same lease terms at a rent of £19,983 pax plus VAT, with a mutual break option in 12.2027. There are 4 car spaces with each floor. Vacant possession can be secured in December 2027.

ANTI MONEY LAUNDERING

The successful tenant will be required to provide the usual information to satisfy the AML requirements when Heads of Terms are agreed.



Viewing & Further Information

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