



TO LET - SERVICED OFFICE

OFFICES AT WINDSOR HOUSE, 40 WINDSOR PLACE, SHREWSBURY, SY1

2BY





RENT

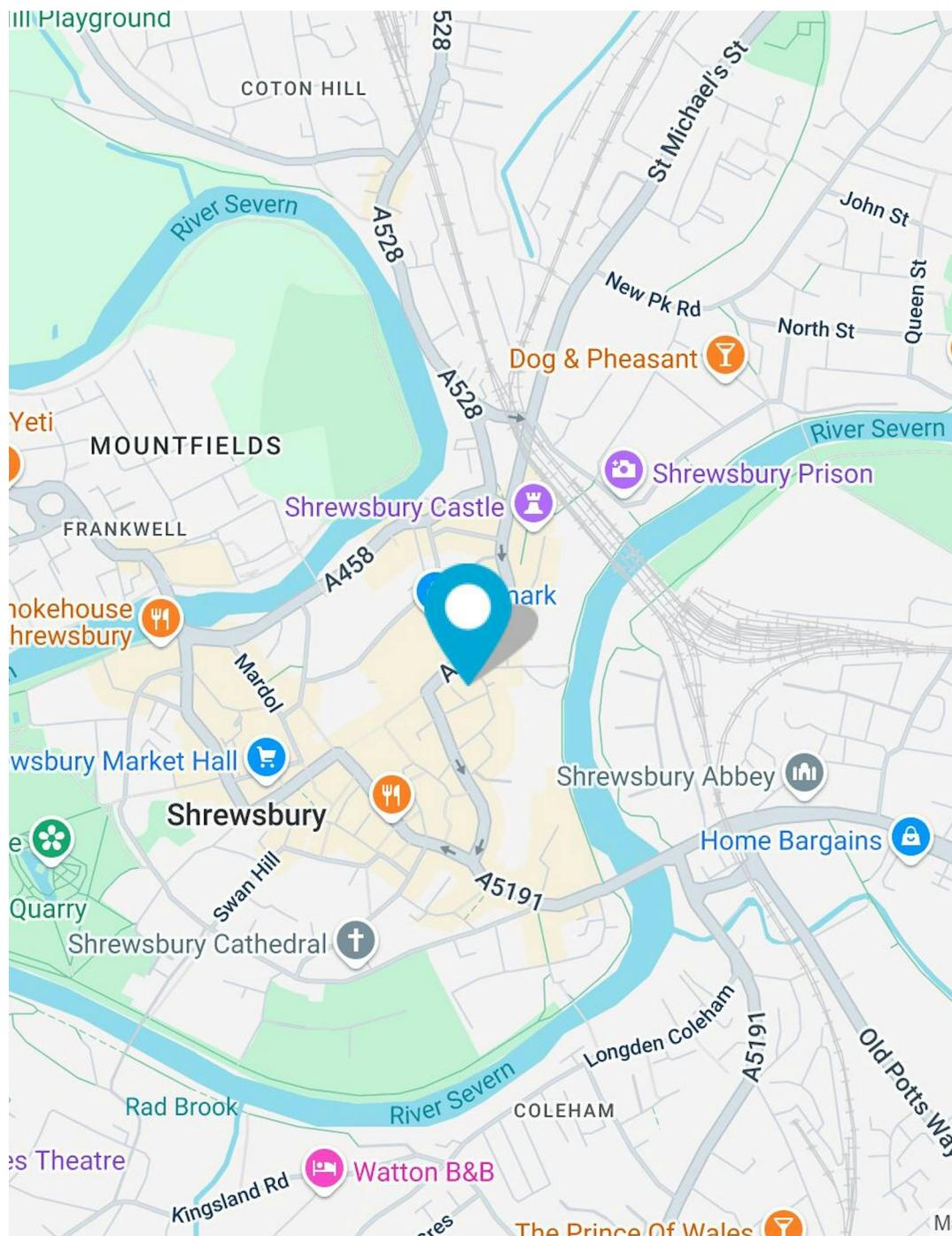
- £12 per sq ft plus additional service charge to cover heating, lighting, business rates and a fully serviced receptionist.

KEY POINTS

- Offers high end serviced office accommodation
- Fine example of Georgian architecture offering a wealth of original features
- Shared reception area
- Fully serviced office suites

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183.15 TO 336.18 SQ FT | £12 PER SQ FT PLUS ADDITIONAL SERVICE CHARGE TO COVER HEATING, LIGHTING, BUSINESS RATES AND A FULLY SERVICED RECEPTIONIST. 01743 450 700



LOCATION

The property is situated off the main high street along Windsor Place as featured in the 1984 rendition of A Christmas Carol. Windsor House is a 5 minute walk to Shrewsbury Train Station and Bus Station respectively. The town offers an excellent range of cafes, bars, restaurants and well as independent and national retailers. Shrewsbury is also known as a substantial catchment for Shropshire extending to Mid Wales with a population of circa 80,000.

ACCOMMODATION

NAME	SQ FT	SQ M	AVAILABILITY
Lower Ground - Office 2	210	19.51	Available
2nd - Office 9 & 12	336.18	31.23	Available
2nd - Office 10	183.15	17.02	Available
Lower Ground - Office 4	223	20.72	Available

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DESCRIPTION

The fully serviced property provides WIFI at 100MB speed, access to a communal kitchen, toilets and a large boardroom for the use of all tenants. The property occupies a central position in town alongside other varied businesses including solicitors, financial and independent mortgage advisors, water engineers and global retail consultants.

Windsor House is an impressive Grade II listed late 18th Century building constructed in the traditional style and arranged over 5 floors. The premises benefits from a number of retained period features together with central heating to all spaces and carpet throughout.



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VAT

Not applicable

RATES

On Application

LEGAL COSTS

Ingoing tenant is liable for both parties legal costs

EPC

E (118)

CONTACT

Viewings strictly by prior arrangement with the agent. For more information or to arrange a viewing, please contact:

SIMON CULLUP-SMITH

01743 450700

simon.cullupsmith@hallsgb.com

LISSY LLEWELLYN-BELL

01743 450 700

commercialmarketing@hallsgb.com



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