



Westgate House

Womanby Street, Cardiff, CF10 1BR

To Let: Fully fitted suite in a modern and inspiring workspace

872 sq ft
(81.01 sq m)

- Fitted and Furnished
- Exposed Ceilings & Services
- AC (High level mounted heating/cooling)
- LED Lighting
- Double Glazed Windows
- New Passenger Lift
- Showers
- Secure Cycle Parking
- Male, Female & Disabled WC's

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Summary

Available Size	872 sq ft
Rent	£23 per sq ft
Rates Payable	£7 per sq ft
Service Charge	£6.50 per sq ft (Electricity: sub-metered)
Car Parking	N/A
VAT	Applicable
Legal Fees	Each party to bear their own costs
Estate Charge	N/A
EPC Rating	D (90)

Description

COMPREHENSIVELY REFURBISHED.

The building is ideally placed to benefit for Cardiff's leisure and retail amenities, with many dining and entertaining spots located on the doorstep. It benefits from excellent public transport connections, located only a short walk from Cardiff Central Train and Bus stations.

Location

Westgate House offers a modern and inspiring workspace to suit the latest working practices.

The property is located in a prominent position on Westgate Street, opposite the Principality Stadium.

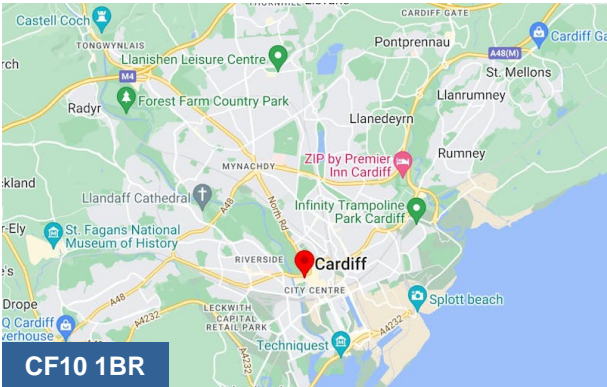
The entrance to the property is situated on Womanby Street.

Accommodation

Name	sq ft	sq m	Availability
Ground	872	81.01	Available
1st - A	1,374	127.65	Let
1st - B	1,509	140.19	Let
2nd - (Part)	1,365	126.81	Let
Total	5,120	475.66	

Viewings

Strictly by appointment with sole agents Cooke & Arkwright.



Viewing & Further Information



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