

UNIT 502 CENTENNIAL PARK

BOREHAMWOOD, WD6 3FG

FOREST
REAL ESTATE

TO LET

1,525 SQ FT

Air Conditioned Grade A Offices - * Rent Reduction *

Key Features

- Air Conditioning Throughout
- Integrated Kitchen
- Data Cabling / Network Installed
- EV Charging connection
- 4 Car Parking Spaces
- External Remote Monitored CCTV Systems, 24 Hours 7 Days A Week
- DDA Compliant
- LED lighting

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Description

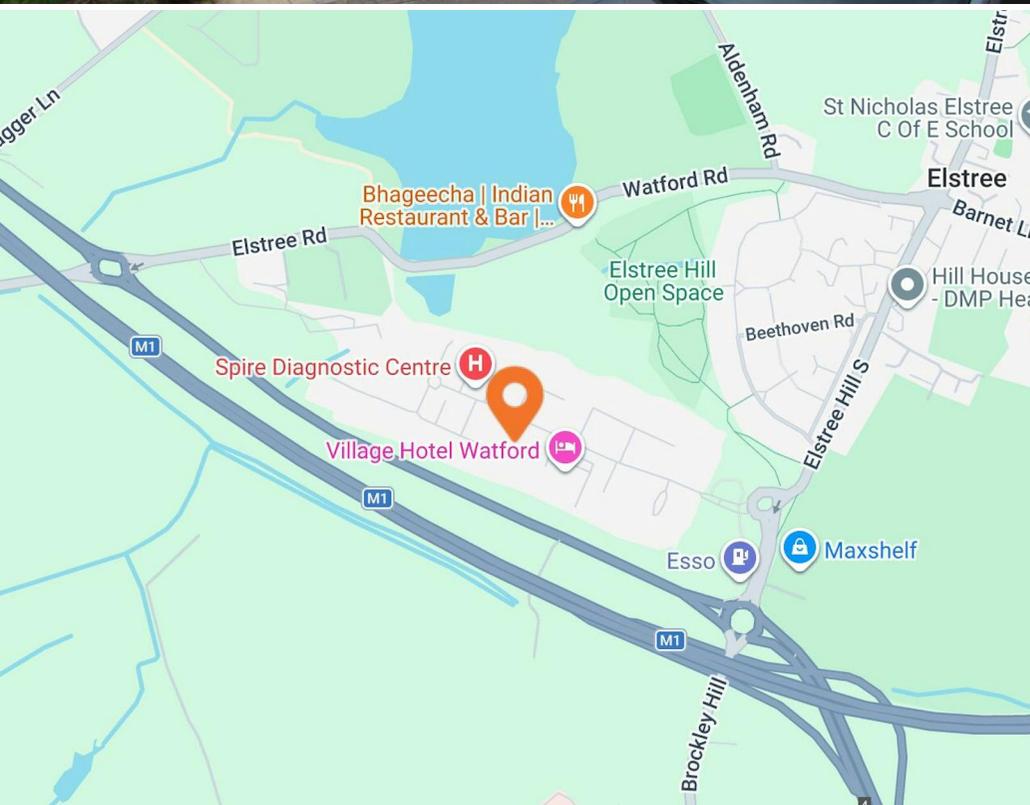
The offices are arranged into part open plan plus 3 individual air-conditioned offices totalling 1,525 sq ft net, on the ground floor of a two-storey semi-detached building constructed in 2008.

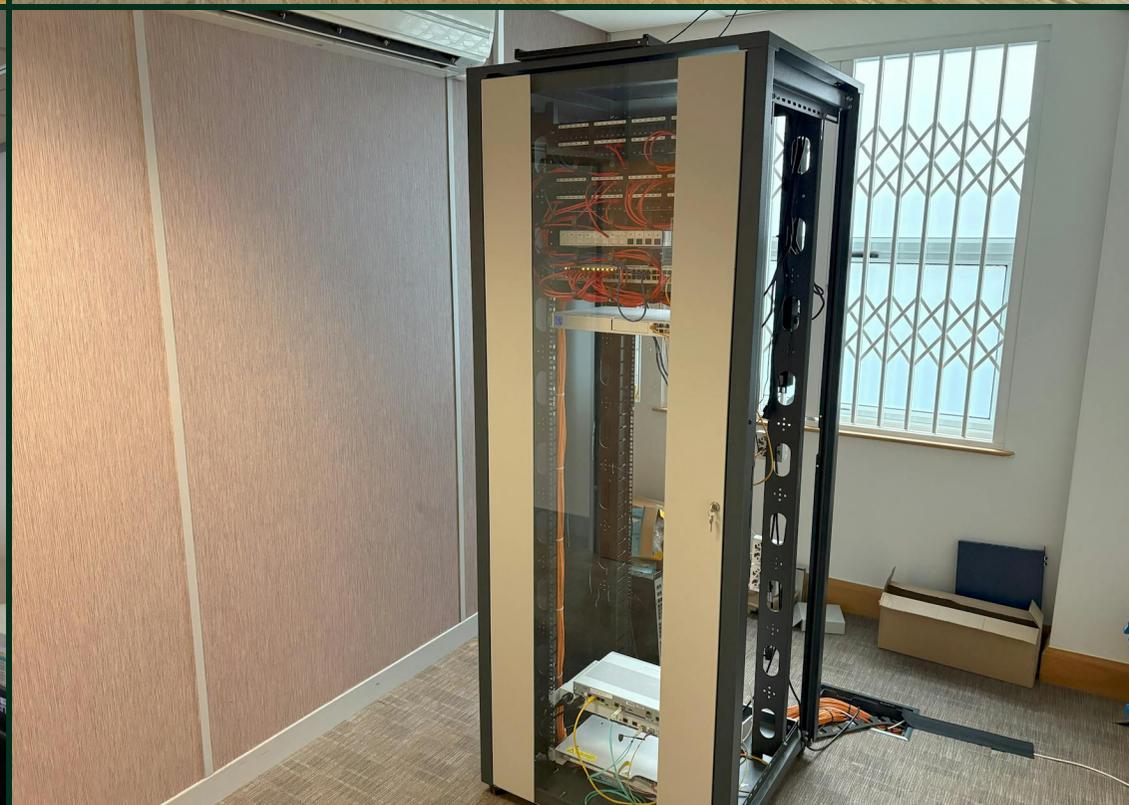
Location

Centennial Park is a low density high-quality landscaped business park that benefits from excellent transport links to Central London and the north via the A41 & M1 Motorway (adjacent to Jct.4) and thereby to the M25, M40, M4, M11, Heathrow, Gatwick, Stansted and Luton Airports.

The Park also has the benefit of a De Vere Village 140 bedroom Hotel with full Health Suite, Swimming Pool, Restaurants and Starbucks Coffee Shop.

Main line rail services are at Elstree & Borehamwood (St Pancras / Kings Cross) and Watford (Euston) plus Underground services at Stanmore (Jubilee Line). There are regular bus services from the Park servicing the surrounding towns.





Availability

Lease	New Lease
Rent	£20,000 per annum rent discounted for first year rising to £30,000 per annum thereafter
Rates	£12,420 per annum This is an estimate provided from the VOA for April 2026 - April 2027.
Service Charge	£2.44 per sq ft
VAT	Applicable
EPC	B (35)

Contact

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