



Suite 4, Old Bank Chambers

3-5 Alexandra Road, Farnborough, GU14 6BU

Prominent office in popular business location

761 sq ft
(70.70 sq m)

- Ideal for professional/financial services or clinic type uses
- Large private rear car park with reserved parking spaces
- Excellent access to A331 Blackwater Valley Relief road
- Own kitchen and toilet facilities
- Excellent fibre internet access in the area

Summary

Available Size	761 sq ft
Rent	£14,000 per annum
Rates Payable	£5,738.50 per annum The office should qualify for small business rates relief
Rateable Value	£11,500
Service Charge	£4,467.20 per annum
EPC Rating	C (73)

Description

Suite 4 offers a pleasant first floor office area set out in part open plan format and some separate offices. The premises benefit from their own kitchen and toilet facilities.

Location

This office suite holds an excellent location close to the post office and various local shopping facilities and restaurants. A bus stop and post box are just a few steps from the premises. In fact Clare and Co are based next door to Old Bank Chambers and have always been delighted with the convenience of the location, and the excellent parking facilities.

The A331 is within 3-4 minutes drive offering access to Junction 4 of the M3 and Guildford/Farnham to the South.

Terms

Available on new lease terms with length of lease period by agreement.

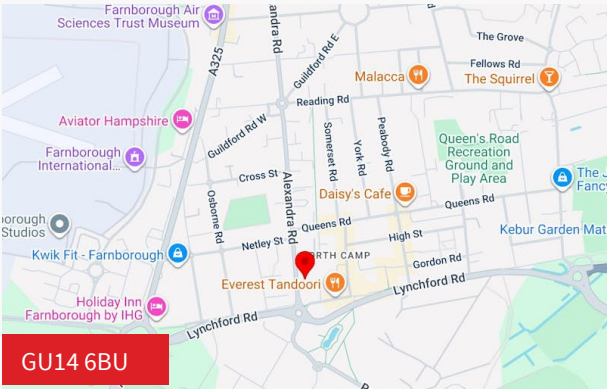
Anti Money Laundering

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

Legal Costs/VAT

Each side to be responsible for the payment of their own legal fees incurred in the letting.

The office is liable for VAT.



Viewing & Further Information

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