



KINGS CHASE

KING STREET, MAIDENHEAD SL6 1DP

FLEXIBLE LOW COST SHORT TERM LEASES AVAILABLE

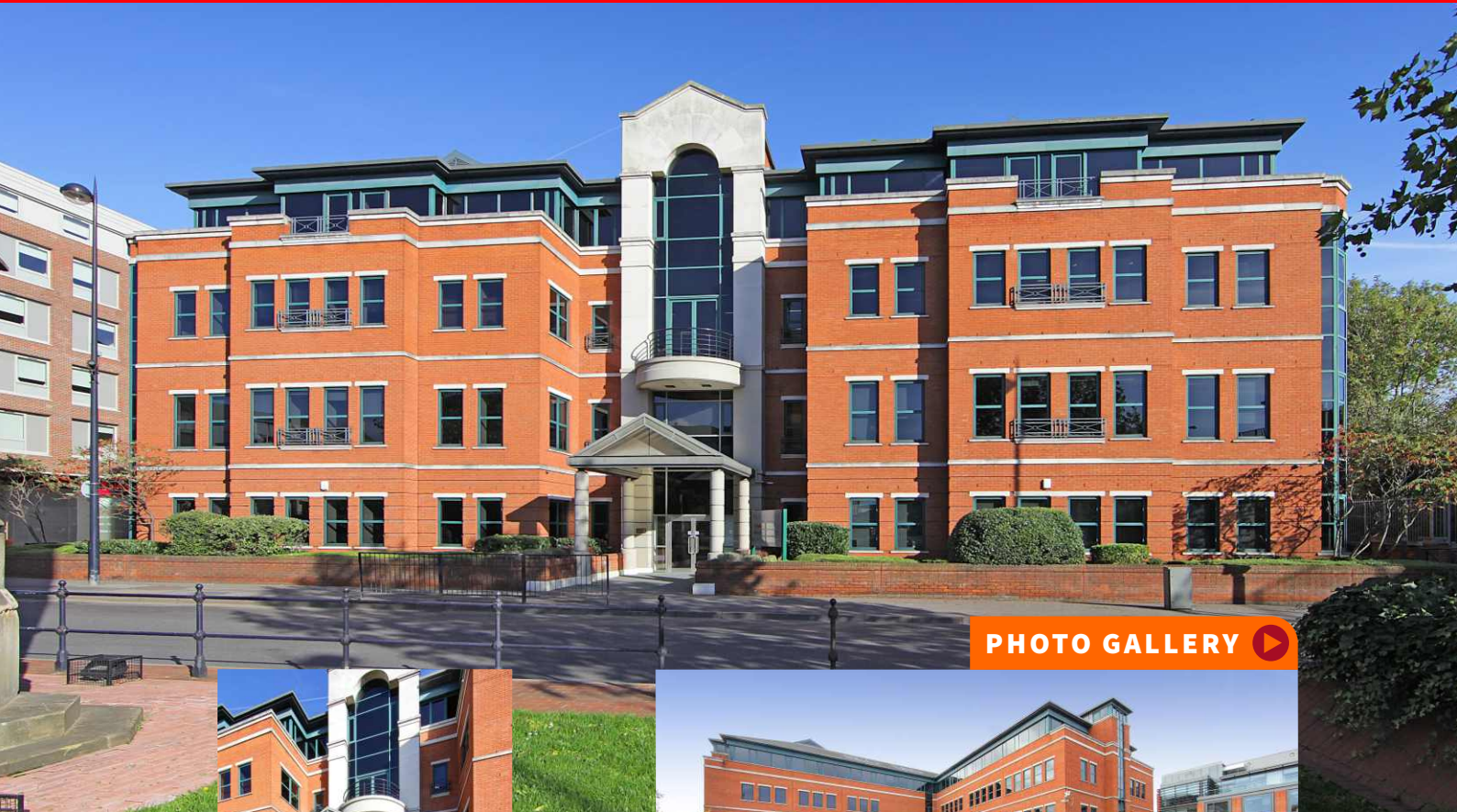


PHOTO GALLERY 



- Town centre
- Opposite station
- Excellent parking
- Air conditioning
- Manned reception
- Fitted suites available

2,600 sq ft - 19,000 sq ft
(241 sq m - 1,765 sq m)

TO LET



KING STREET
MAIDENHEAD
SL6 1DP

Location

By road or rail, Kings Chase is a landmark property in Maidenhead's town centre located just off the A308. The building is directly opposite the main line railway station and within a few minutes walk from the town's High Street and Nicholson's Shopping Centre.



Description

The offices offer a mix of open plan and partitioned space and are approached through a light and airy reception. The accommodation benefits from air conditioning, double glazing, fully accessible raised floors, suspended ceilings, carpeting and secure on site parking. Other tenants in the building include, Capita.

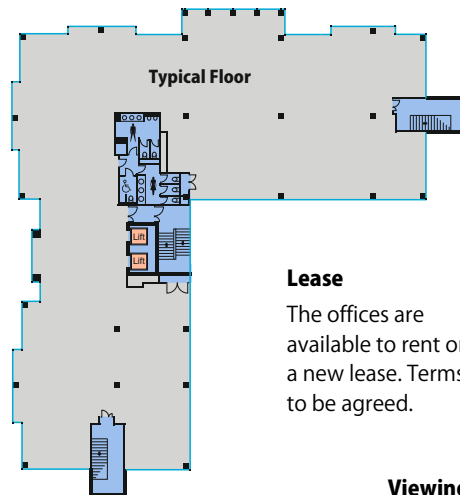


Maidenhead train station: (Regular service to London – Paddington) approx. 30 minutes	
Heathrow Airport:	30 minutes drive time
Gatwick Airport:	75 minutes drive time
M25 Motorway (Junction 15):	25 minutes drive time
Reading Town Centre	30 minutes drive time
Central London	60 minutes drive time

Amenities

The premises benefit from the following specification:

- Air conditioning
- Raised floors
- LG7 lighting
- Excellent natural light
- Excellent on site car parking
- EPC rating C - 75



Lease

The offices are available to rent on a new lease. Terms to be agreed.

Accommodation

Offices are arranged as follows:

Floor Areas (net internal)	Sq ft	Sq m
Ground Floor	2,595	241
Second Floor	8,895	1,770
Third Floor	7,600	706
Total	19,090	2,717

VAT

All rents and outgoings are quoted exclusive of VAT at the prevailing rate.

Legal Costs

Each party is to be responsible for their own legal costs incurred in this transaction.

Viewing: Strictly by appointment with the joint sole agents:

Cliff Jackson: cjackson@lsh.co.uk
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