

The Bond, Godstall Lane, Chester OFFICES TO LET



Location

The property is located in an excellent position in the heart of Chester, just off Eastgate Row. The location can be more readily identified from the attached plan.

Description

The property comprises second and third floor offices with separate kitchen, WC and storage.

Accommodation

The offices has the following approximate areas and dimensions:

Second Floor Office

Floor Area approx, 550 sq ft

Tenure

The property is to be let on a new effectively full repairing and insuring lease, subject to upward only rent reviews.

Rent

Second Floor Office

£4,000 pa

Legal Costs

Each party to be responsible for their own legal costs.

VAT

Prices, outgoing and rentals are exclusive of but may be liable to, VAT.

EPC

An EPC has been commissioned and is available on request.

Service Charge

A service charge is payable to cover the landlords apportioned running costs and insurance.

Second Floor Office

£312.50 per quarter

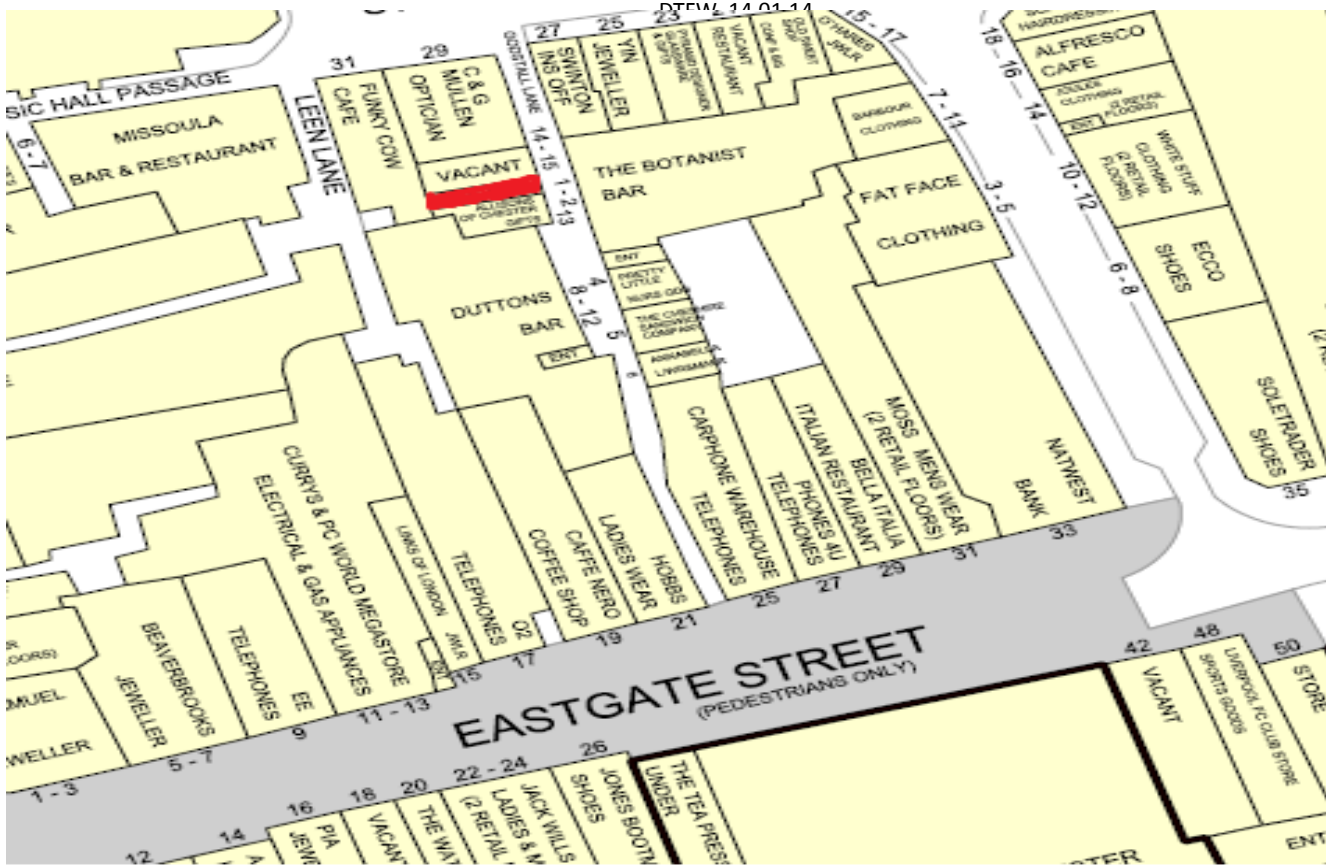
Assessment

Verbal enquiries of the Local Authority indicate the property has a rateable value of:

Second Floor Office - £3,850

Photographs and Plans

Any Photographs and plans attached to these particulars were correct at the time of production and are for reference, rather than fact.



Viewing

Strictly by appointment through the agents, Wild Commercial Property

Dan Wild

T: 01244 321555

E: danwild@wildcp.co.uk

Mindy Bishop

T: 01244 321555

E: mindybishop@wildcp.co.uk



3B UPPER EASTGATE ROW | CHESTER | CH1 1LQ

WILD COMMERCIAL PROPERTY LTD on behalf of ourselves and the sellers or the lessors of this property whose agents we are give notice that these particular are a general outline of the property, only for the guidance of the intended buyers or lessees and do not constitute any part of an offer or a contract. All descriptions, dimensions, references to condition and other details are given without responsibility and may not be relied on as statements or representations of fact. Any reference to the use or occupation of the property or alterations does not imply permission has been obtained or granted and any prospective buyer or tenant must make their own enquiries. Any buyer or tenant must satisfy himself by inspection or otherwise of any information provided by Wild Commercial Property Ltd.