



WITHOUT PREJUDICE

Ground Floor, Unit C5, Cairo Place, Havant, PO9 1QN

A ground floor office with ancillary storage situated in an established business park with allocated parking and air conditioning.

Summary

Tenure	To Let
Available Size	1,542 sq ft / 143.26 sq m
Rent	£18,000 Per annum
Service Charge	£564.04 Per annum Building Insurance: £413.35 for the current year.

Key Points

- 3 Allocated Parking Spaces
- Air Conditioning
- Modern Unit
- Established Position
- Excellent Transport Communications (A27)



hi-m.co.uk

PORTSMOUTH 023 9237 7800

SOUTHAMPTON 023 8011 9977

Ground Floor, Unit C5, Cairo Place, Havant, PO9 1QN

Description

The property comprises a ground floor office with ancillary storage, toilets and a kitchenette. Partitioned meeting rooms and office area have been provided. There are 3 allocated parking spaces externally at the rear of the property.

The premises benefits from air conditioning, LED lighting, data trunking, kitchenette/tea point, double glazing, fibre broadband connectivity, warehouse space (with 5 x 4 loading door).

Location

Unit C5 is situated within Havant a town forming part of the south coast conurbation between Southampton and Portsmouth. Nearby occupiers include Kahrs, IVL Leasing, Compass Contract Hire and Motorent. The property benefits from excellent transport communications with the property in easy access of A27 providing access to the national motorway network. Havant train station is situated 1.7 miles away by car.

Accommodation

The accommodation comprises of the following

Name	sq ft	sq m	Availability
Unit.	1,542	143.26	Available
Total	1,542	143.26	

Viewings

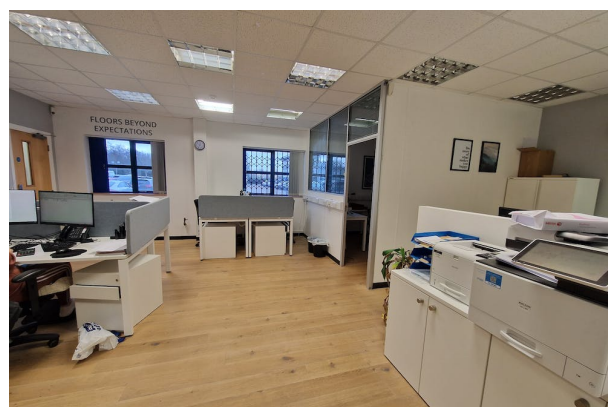
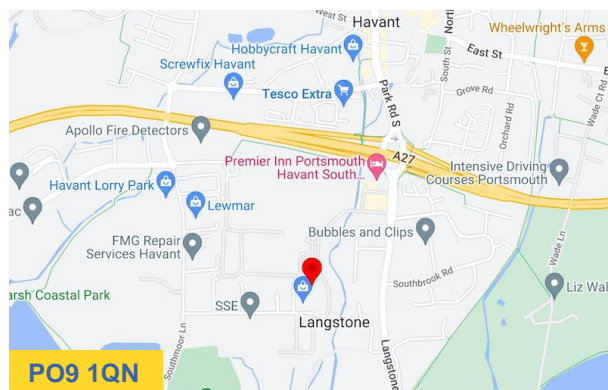
Viewings are strictly by appointment only with sole agents Holloway Iliffe & Mitchell.

Terms

The property is available to let on a new effective full repairing and insuring lease on terms to be agreed, at a commencing rental of £18,000 pax.

There is a service charge of £564.04 for the current term, paid in 2 instalments, every 6 months.

Building insurance is £413.35 for the current term.



Viewing & Further Information

James West

02392 377800 | 07415438230

James@hi-m.co.uk

More properties like this at www.hi-m.co.uk

023 9237 7800



hi-m.co.uk

For the Lessors or Vendors of this instruction, whose Agents they are, give notice that, These particulars are set out as general guidance only to intending Purchasers or Lessees, and do not constitute any part of an offer or contract. Details are given without any responsibility and any intending Lessees, Purchasers or Third Parties should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them. No person in the employment of Holloway Iliffe & Mitchell has any authority to make any representation or warranty whatsoever in relation to this property. Unless stated, all prices and rents are quoted exclusive of VAT. Generated on 10/02/2023