

Call **01635 255501**

Email property@brunsden.com or visit www.brunsdn.com

Properties in West Berkshire and North Hampshire

Brunsdn
ASSOCIATES 

**SECOND FLOOR OFFICE AT
6a LONDON ROAD
NEWBURY
RG14 1JX**



Semi-serviced offices or alternative medicine centre

- Room available TO LET on flexible terms
- Town Centre location
- Refurbished character building
- Parking
- Available on 12 month Lease/License

LOCATION

A convenient and prominent location a few minutes walk from the town centre and a short drive to the A34 and junction 12 of the M4. Newbury offers a good range of day to day shopping, banking and recreational facilities and there is a good train service to Reading, London Paddington and the West Country.

Newbury is also home to Newbury Racecourse and the excellent Vineyard Restaurant and Hotel. There are also many other first class hotels, restaurants and golf courses in the area

THE PROPERTY

A listed Georgian property which has been very nicely modernised offering light and spacious rooms.

PARKING

Is available. One space allocated.

PROPOSAL

Payable monthly in advance with 1 month deposit. Occupation by simple 12 month Licence/Lease.

RENT

Suite	Size	Rent (per calendar month + VAT) £460 includes Business Rates
Second Floor Front	254 sq ft	

VIEWING

By strict appointment please with the Sole Agents **Brunsdon Associates**.

Tel: 01635 255501. Website: www.brunsdon.com

Notice is given that these particulars do not constitute any part of an offer or a contract, and no representation or warranty whatever in relation to the property is intended to be given or implied by the lessor/vendor or its agents, Brunsdon Associates. A prospective lessee/purchaser must be satisfied by inspection or otherwise as to the correctness of all statements contained in these particulars. Please note that some photographs have been taken with a wide-angle lens.

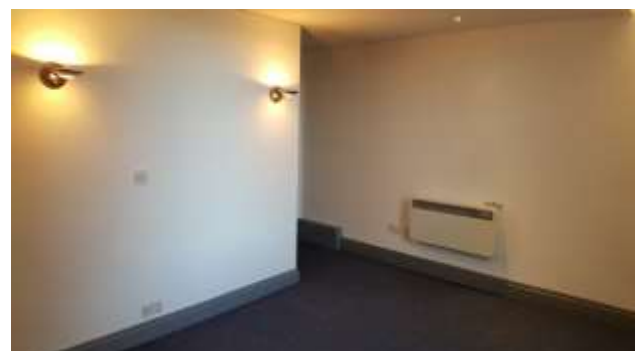
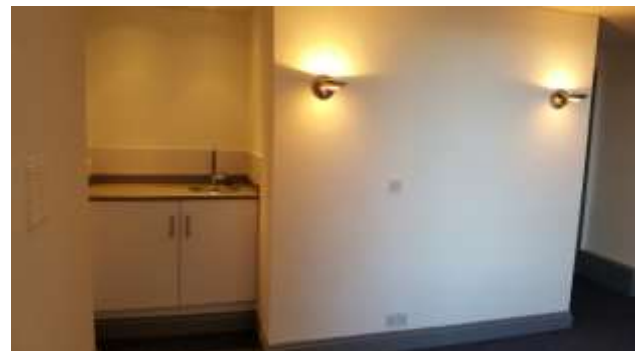


PHOTO OF SIMILAR ROOM