

Thurrock Centre for Business, George Street, Grays, RM17 6LY



Small office suite

TO LET

Approx 295 sq ft (71 sq m)

- 'Easy-in, easy-out' tenancy terms
- Modern office suite
- Meeting room facilities
- One parking space

Maldon Office | **01621 929568** Thurrock Office | **01708 860696** Mobile | **07775 804842**

Location

Thurrock Centre for Business is situated on George Street with a prominent town centre location. Grays Station is approximately 230 yards away providing a service to London (Fenchurch Street) in approximately 33 minutes. The A13 is approximately 2 miles distance from the property.

The property

Situated within the renovated Post Office building, the modern office benefits from core services such as post handling, visitor enquiries and administration. Meeting room facilities are also available.

One car parking space is allocated to the office.

Accommodation Measured in accordance with the RICS Code of Measuring Guide the approximate gross internal floor area is:

Office GF4	295 sq ft	27.4 sq m
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Terms

To be let for 12 months which the tenant is able to terminate by giving 1 months notice.

Figures.

Office GF4	£860 pcm + VAT
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Payable monthly in advance by Standing Order.
One month rent deposit plus VAT is payable.

EPC

An EPC report is available on request.

Agent's Note

All figures quoted are exclusive of Vat (if applicable)

No warranty is given in respect of the current planning use.

None of the amenities or fixtures and fittings have been tested.

The floor areas have been provided by a third party and should be verified on site in due course.

Enquiries/viewing

Please contact us on 01708 860696 / 07775 804842 or email: jb@branchassociates.co.uk

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