

To Let

Town centre offices with parking

2nd Floor Offices | 28 Market
Square | Bicester | OX26 6AG

Well appointed town centre office suite located off the main market square close to all amenities. Each suite benefits from central heating, communal kitchen, WC's and two secure parking places.



A well appointed office suite located off Bicester's main market square in close to all amenities.

More particularly the property features:

- Well appointed town centre office suite available
- Recently refurbished with period features
- Car parking to the rear
- Security intercom to ground floor entrance
- Comprises of three adjacent offices benefiting from central heating, communal kitchen and WC's.

// Location

The Bicester area benefits from excellent access to the M40 at Junction 9 and the M1 at Junction 15a. The town has high speed rail links to London and Birmingham. Bicester is one of the fastest growing towns in the country with excellent amenities including the Bicester Village Retail Park.

// Accommodation

Measurements are provided on a net internal area (NIA) basis:

	SQ FT	SQ M
Second Floor Suite	570	173.74

// Services

Mains electricity, water and drainage are connected. These services have not been tested by the Agents.

// Leasehold

New flexible internal repairing lease available.

// Rent

Second Floor Suite: £8,750 pa + service charge.

// Service Charge

2022 - 2023 2nd floor suite £4,955.

// Insurance

The Landlord insures the building and recovers the premium from the Tenant.

// Business Rates

Included in annual service charge.

// EPC

The EPC rating for the property is 96 - Band D. Copies of the EPC certificate are available from the Agent.

// VAT

All terms quoted are exclusive of VAT which is payable.

// Legal Costs

Each party to bear their own legal costs incurred in this transaction.

// Subject to Contract



// Viewing

Strictly by prior arrangement through the agent:

Martin Patchett

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