

# HIGH WEALD HOUSE

G.02 - 635 sq. ft.

**AVAILABLE NOW**

High quality office space to  
rent in new business park

Flexible leases



## LOCATION

Bexhill Enterprise Park is situated in an attractive countryside setting only two miles from Bexhill town centre and seafront. Combe Valley Way and the A21 connect Bexhill to London and the M25. The A259 gives access to Brighton, Ashford, the Channel Tunnel, ferry ports and M20.

## DESCRIPTION

High Weald House offers a total of 25,674 sq ft of high quality office space, with a flexible layout to accommodate occupier requirements from 621 sq.ft to whole floors.

It is part of a major new business community. The adjacent office building was completed in 2015 and is fully let to Park Holidays. The site opposite has been sold to Marston's for a restaurant & hotel development. Sites are available for up to a further 220,000 sq ft of B1 floor space.



## Contact us

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## COSTS

Rent - £11,750 per annum exclusive

Service Charge – 2021/22 budget - £4,128

Rateable Value – £5,400\*

Prices shown are exclusive of VAT at 20%

Please note service charges can fluctuate over a financial year depending on operational expenditure, although the % will remain the same

\*Within the threshold for 100% Small Business Rate Relief

## LEASE TERMS

Our standard leases are for 3-years on flexible terms.

Longer leases are available on request.

Particulars produced on 13<sup>th</sup> September 2021

Ground floor – indicative layout



## AMENITIES

Striking, Grade A building

Shared kitchen and breakout facilities

Allocated car parking

24/7 access, 365 days a year

Dedicated meeting room

Fully DDA compliant

EPC Rating A(21)

Double height central atrium

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