



St. Clare House, Princes Street, Ipswich
Office units starting from £175 PCM (subject to VAT)

St. Clare House

OS
Clear Space
Great Value
Service
Offices

**PRICES RANGING FROM £175 PCM
(SUBJECT TO VAT)
2 MONTHS' DEPOSIT UPFRONT TO
SECURE A UNIT**

Located in Ipswich town centre, situated just 4 minutes walking from Ipswich Station and with stunning views overlooking the city, these offices are a fantastic location to provide solutions for clients at every stage of their business growth, from excellent value start-up units to premium offices.

This property has multiple offices to let, and our team will be happy to discuss the various options with you.

- Fully Furnished and Private Offices -

Offers four floors of newly refurbished serviced office space ready to accommodate any of your business needs.

This modern business centre is equipped with superfast Internet at 1GB/s, fully fitted kitchen, professional meeting rooms and 24-hour access.

Includes:

- Flexible and competitive terms
- Roof Terrace
- Break out spaces
- Private offices
- 1GB per second Internet connection
- receptionists
- 24/7 security
- Furnished with desks and chairs
- Café
- Refreshments
- Networking events
- Meeting rooms offered from £30+VAT/hour



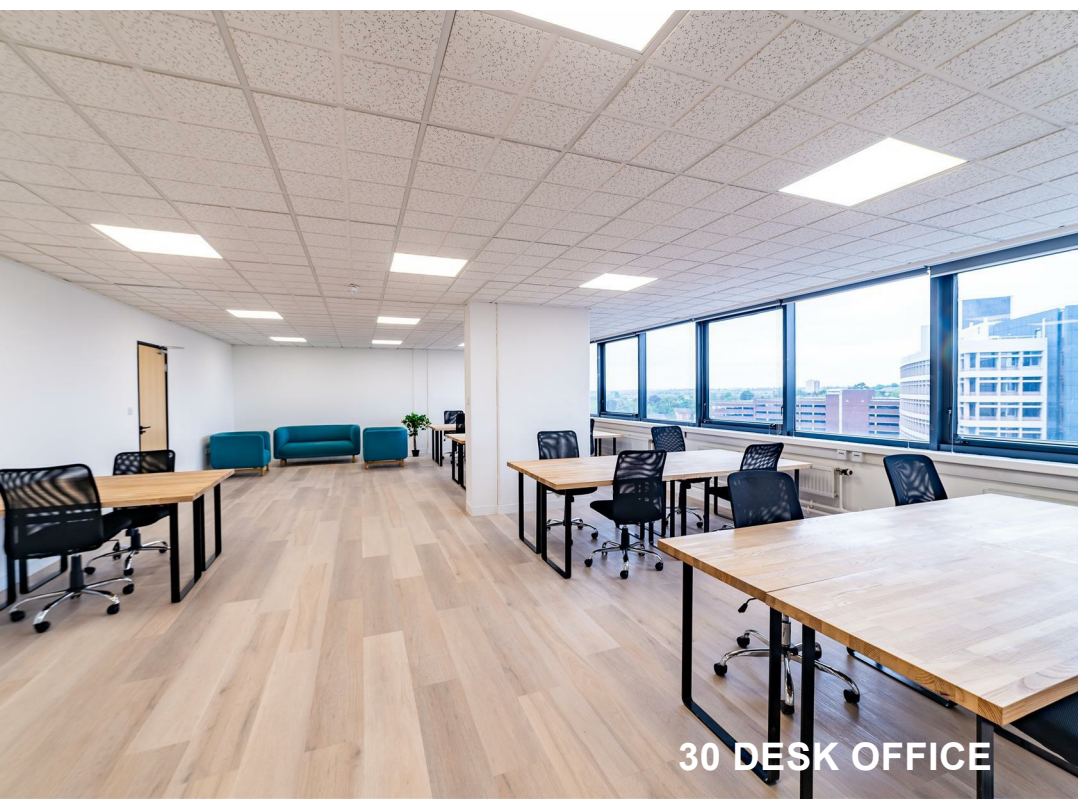




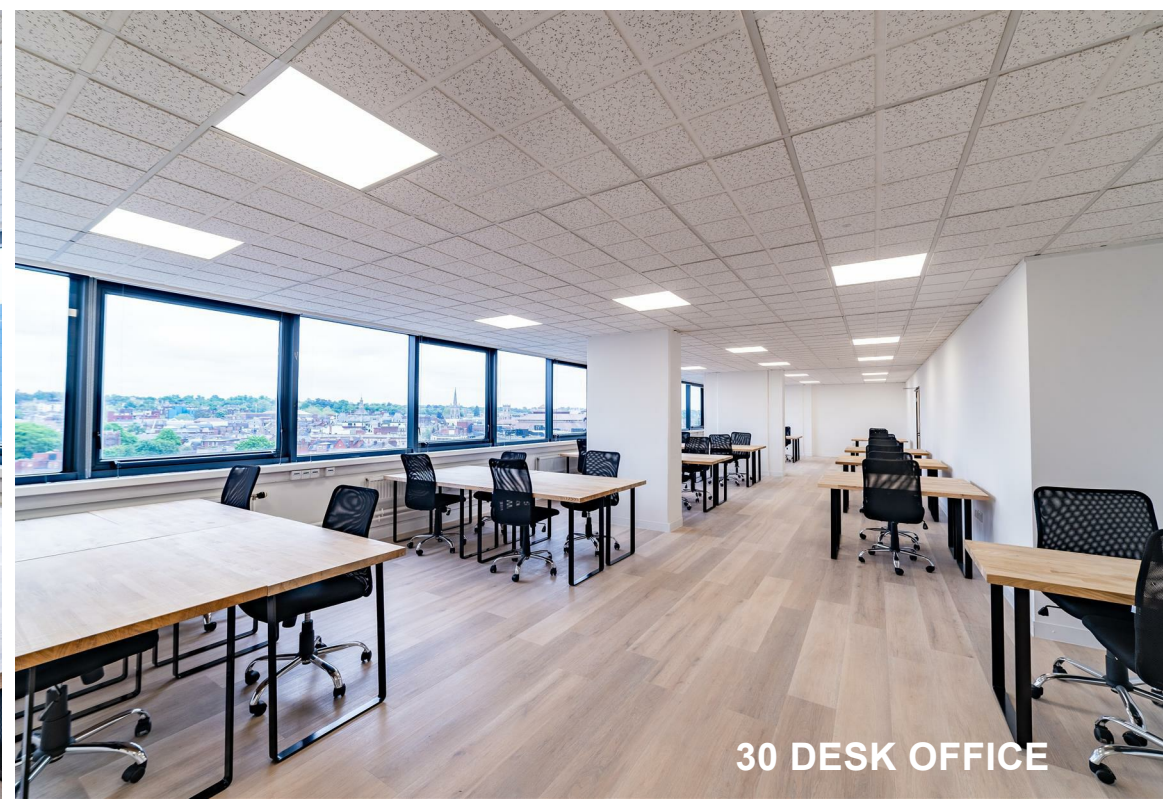
8 DESK OFFICE



16 DESK OFFICE



30 DESK OFFICE



30 DESK OFFICE



40 DESK OFFICE



40 DESK OFFICE





Viewing

Please contact our Grace Estate Agents Office on 01473 747728 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales	EU Directive 2002/91/EC		