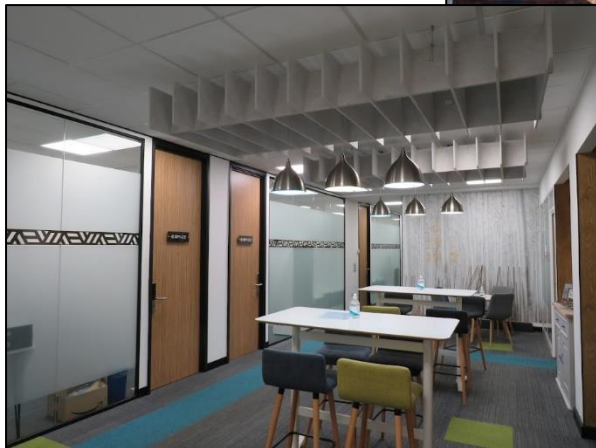


TIM COX ASSOCIATES

CHARTERED SURVEYORS

FULLY SERVICED OFFICES TO LET

**FLEXIBLE TERMS
AVAILABLE**



ELIZABETH COURT CHURCH STREET STRATFORD UPON AVON CV37 6HB

- **OFFICE SUITES FROM 175 SQ.FT (16.3 SQ.M) TO 1,300 SQ.FT (120.8 SQ.M)**
- **POTENTIAL FOR A LARGER SPACE TO BE CREATED C 2,200 SQ.FT (204.3 SQ.M)**
- **FITTED OUT TO A HIGH STANDARD**

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www.timcox.co.uk
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MISREPRESENTATION ACT 1967 Tim Cox Associates for themselves that: (i) the particulars are set out as a general outline only for the part of, an offer or contract:(ii) all descriptions, dimensions, reference other details are given in good faith and are believed to be correct but statements or representations of fact but must satisfy themselves by person in the employment of Tim Cox Associates has any authority to make or give any representation or warranty in relation to this property.

and for the vendor or lessors of this property whose agents they are, give notice guidance of intending purchasers or lessors, and do not constitute to condition and necessary permissions for use and occupation and any intending purchasers or tenants should not rely on them as inspection or otherwise as to the correctness of each of them: (iii) no

SITUATION

The offices are situated in the centre of Stratford upon Avon on Church Street, only a 5 minute walk from the train station.

DESCRIPTION

This newly refurbished office space are part of Elizabeth Court which is a unique character building. The offices are fitted out to a high standard with on site parking. Each office suite is furnished and ready to go with a fast broadband speed.

OFFICE SUITES FROM 175 SQ.FT (16.3 SQ.M) TO 1,300 SQ.FT (204.3 SQ.M)

There may be potential for a larger space of c 2,200 sq.ft (204.3 sq.m) to be created.

Please note: Every effort has been made to ensure that the above floor areas are accurate. They are in accordance with the Code of Measuring Practice. Fittings restricted measurement at the time of inspection. Interested parties should verify these for themselves.

LICENSE

The premises are offered on flexible terms. Short or long term licenses available.

LICENSE FEE

Monthly license fee from £730.00 plus VAT (based on 175 sq.ft) to £4,400 plus VAT. All inclusive of rent, service charge, heating, electricity, cleaning, meeting rooms, company signage, common area upkeep, repairs, maintenance, furniture, waste, post handling plus free teas, coffee, milk etc.

VIEWING

Strictly by appointment with the Agents.

