

TO LET

First Floor Offices

Modern Building with Car Parking

510 sq. ft. (47 m²)

FIRST FLOOR 10 FREEPORT OFFICE VILLAGE

Century Drive, Braintree, CM77 8YG

FINAL SUITE
REMAINING

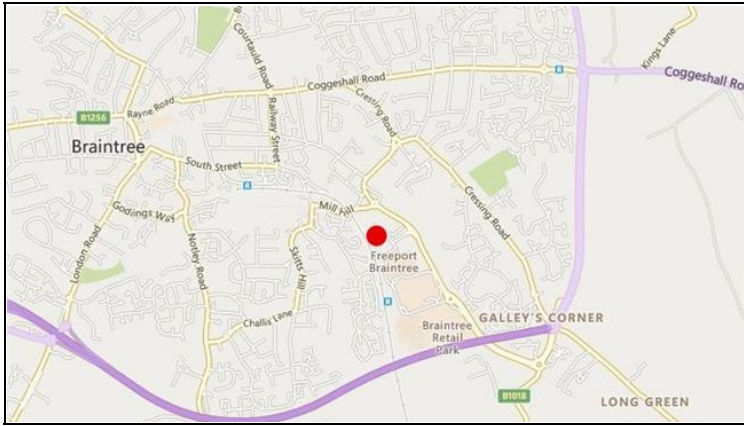


- Located within the attractive Freeport Office Village office complex
- Open plan accommodation

- Adjoining Freeport Retail Shopping Outlet
- Close proximity to Braintree Freeport train station

KEMSLEY LLP
PROPERTY CONSULTANTS

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www.kemsley.com



LOCATION

Freeport Office Village is an attractive and modern office development located on Century Drive just west of its junction with Millennium Way (B1018). The business centre adjoins Freeport Designer Outlet Village with in excess of 70 brand stores supported by restaurant and leisure occupiers along with Braintree Swimming and Fitness Centre.

Offering excellent vehicular access just off the A120 and with Braintree Freeport railway station within a few minutes walk providing regular service to London Liverpool Street.

DESCRIPTION

Unit 10 comprises a prominent two storey corner modern office building located within the popular Freeport Office Village gated development.

The first floor is split with one suite remaining available.

ACCOMMODATION

Front Suite	510 sq. ft. (47 m ²)
Rear Suite	LET
	510 sq. ft. (47 m²)

The above floor areas are approximate and have been measured on a gross internal basis.

TENURE

A new lease for a term to be agreed.

RENT

On application.



VAT

All rents, prices and premiums are exclusive of VAT under the Finance Act 1989.

BUSINESS RATES

Interested parties are advised to make their own enquiries of the local authority, Braintree District Council for verification of the rates payable.

SERVICE CHARGE

A service/estate charge is applicable. Further details on application.

EPC

The property has an energy rating of C-57.

LEGAL FEES

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

CONTACT

Strictly by appointment via sole agents:

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