



VINNETROW

BUSINESS PARK

GROUND FLOOR OPEN PLAN OFFICE SUITE
WITH PARKING AVAILABLE

TO LET

CHICHESTER | PO20 1QH



LOCATION

CHICHESTER

Chichester is an attractive cathedral city, and the county town of West Sussex. It is conveniently located along the A27 south coast trunk road, and lies approximately 15 miles to the east of Portsmouth and 30 miles west of Brighton. A mainline railway service to London reinforces commerce.

Vinnetrow Business Park is a well-established business location and is strategically located, accessed via Vinnetrow Road which is situated off of the A27 south coast trunk road, offering easy connections across West Sussex.

15 miles

to the east of Portsmouth

30 miles

west of Brighton





AVAILABILITY

UNIT 2B

2B, The Courtyard
93.27 sq m (1,004 sq ft)

The Courtyard offers bright single storey accommodation.

The Courtyard buildings have underwent full refurbishment works to create contemporary and flexible space to inspire occupiers in the late 2010s.

2b benefits from a contemporary finish with raised floors with inset floor boxes, carpet & vinyl flooring, suspended ceiling with hung lighting, kitchenette, W/Cs & externally has the benefit of 5 allocated parking spaces.

 New LED Lighting with PIR Sensors

 Ground Floor offices: 93.27 sqm (1,004 sq ft)

 Five parking Spaces

 Exposed services

 The suite has it's own W/Cs & kitchenette

 EPC Rating A(23)



CONTACT DETAILS

Brandon White
Flude Property Consultants



b.white@flude.com
01243 929141
07925 284 528



TERMS

The properties are available to let by way of a new effective full repairing and insuring lease for a term to be agreed.

Annual rent: P.O.A

Occupier to contribute to a fair and reasonable proportion of the service charge.

LEGAL FEES

Each party to be responsible for their own legal fees.

MISREPRESENTATION STATEMENT

IMPORTANT NOTICE - Flude Property Consultants provide these property particulars in good faith but cannot guarantee accuracy or that they form part of any contract. No representative has the authority to make any representation or warranty. Interested parties should verify the information and make their own enquiries about planning and business rates. November 2023.