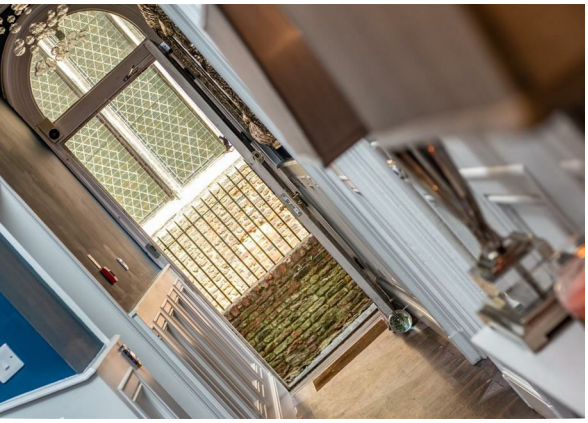
Office 11, Blake House, St. Martins Lane, York
£725

Beautifully fitted-out serviced office accommodation, located within an attractive period building on a charming street within the heart of York City Centre.

The office is available for £725 pcm + VAT on an all inclusive basis (excluding wifi) on a minimum contractual term of 6 months.



DESCRIPTION

Excellent serviced office accommodation located on the first floor of an attractive period building, suitable for up to 4 people, benefitting from the following:

· 24/7 access
· Tea, coffee and milk provided
· 2 free hours use of the meeting room per month
· Half price meeting room use after that

LOCATION

The property is nestled on St Martins Lane, York, a quaint cobbled street off the ever-popular Micklegate.

Micklegate is a thriving area of the city, popular with a range independent retailers, cafes and eateries.

York train station is only a short walk away and Micklegate provides excellent transport links generally. The are a number of car parks within a short distance from the property.

SERVICES

All services are included within the monthly rent, excluding wifi, which is available at an additional cost.

TERMS

The office is available for £725 pcm + VAT on an all inclusive basis on a minimum contractual term of 6 months.

ENERGY PERFORMANCE CERTIFICATE

The property has an Energy Performance Asset Rating of E 104. A full copy of the EPC is available upon request.

VIEWINGS

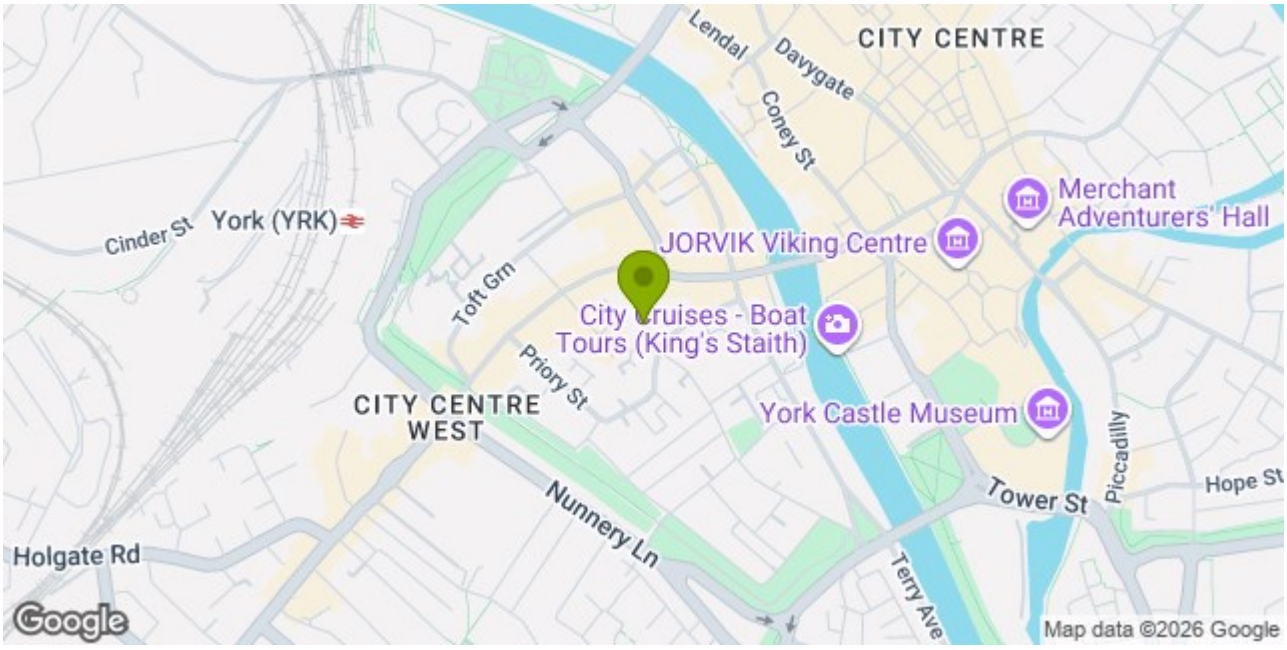
Viewings strictly by appointment - contact Stephensons Estate Agents.

VALUE ADDED TAX

VAT is payable on the rent at the prevailing rate.

ANTI-MONEY LAUNDERING REGULATIONS

In accordance with Anti-Money Laundering Regulations, we are required to carry out identity and anti-money laundering checks on all purchasers & tenants. A non-refundable fee of £30 + VAT (£36 including VAT) per purchaser/tenant is payable for these checks. The fee must be paid before we can issue a Memorandum of Sale/Heads of Terms to the solicitors and is non-refundable should the purchase/letting subsequently not proceed.



Stephensons

York	01904 625533
Knaresborough	01423 867700
Selby	01757 706707
Boroughbridge	01423 324324
Easingwold	01347 821145
York Auction Centre	01904 489731
Haxby	01904 809900

Partners

J F Stephenson MA (cantab) FRICS FAAV
I E Reynolds BSc (Est Man) FRICS
R E F Stephenson BSc (Est Man) MRICS FAAV
N J C Kay BA (Hons) pg dip MRICS
O J Newby MNAEA
J E Reynolds BA (Hons) MRICS
R L Cordingley BSc FRICS FAAV
J C Drewniak BA (Hons)

Associates

N Lawrence