

Freshly refurbished good quality office units in the heart of Colwick available at all inclusive rents

34m² - 56m²
(366ft² - 600ft²)

- Freshly refurbished
- All inclusive rents
- Monthly licence with flexible terms
- Generous car parking available
- Additional co-working spaces and meeting rooms available free of charge
- 24/7 access
- Immediately available



TO LET



Location



Gallery



Contact



Location

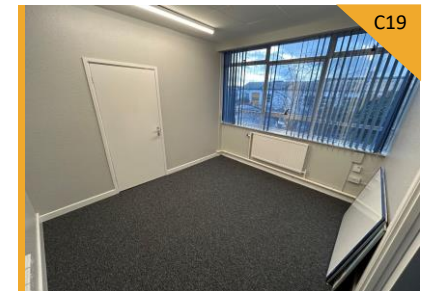
The property is positioned prominently on Private Road No.2 on the well-established Colwick Industrial Estate located with easy access from the A52 and the A46, 4 miles west of Nottingham City Centre.

Situated in the heart of Colwick close to many amenities, new developments and excellent transport routes including Netherfield train station and local bus routes.

Description

The property comprises a detached two-story building of a series of self-contained offices providing good quality office space on flexible terms. The current specification is as follows:

- Carpet floor finished throughout
- Air conditioning
- LED lighting
- Reception area
- Cat 5 cabling
- Generous car parking spaces
- Kitchenette and WC facilities
- Additional co-working space available for free
- Gas-fired central heating





Location



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Kestrel Business Centre

Kestrel Business Centre offers good quality office space at very reasonable all inclusive rates. There are rooms varying in size from 120ft² up to over 5,000ft².

Available on monthly licence, with just one months rent as a deposit and one months notice to vacate. There are ample good quality bathrooms and kitchens, along with a free to use large conference suite and ample free parking.

Floor Areas & Rent

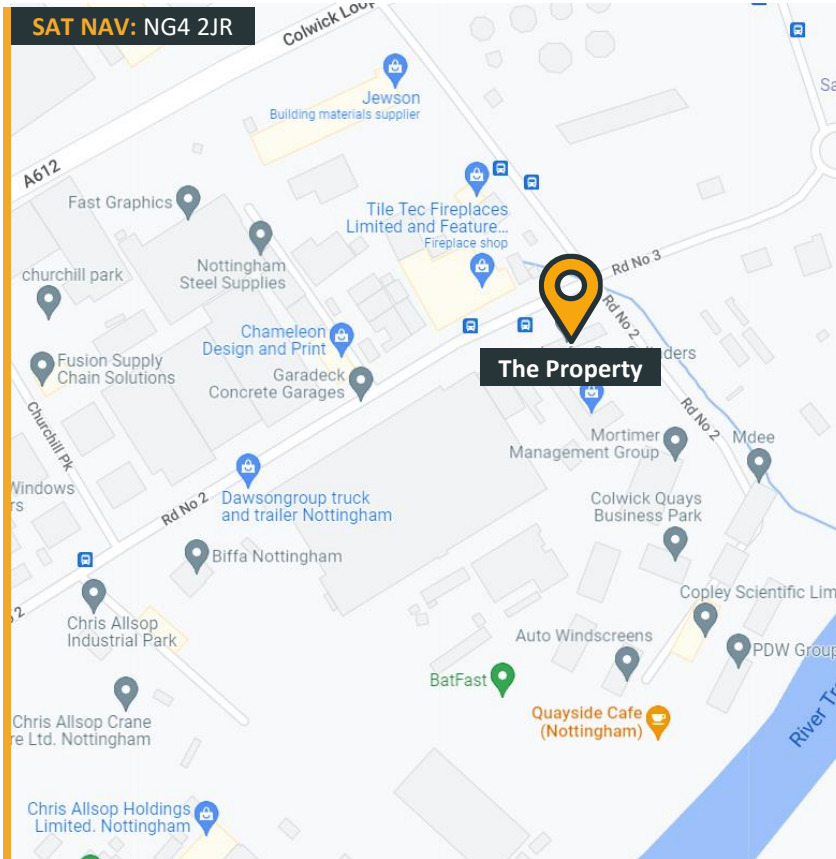
Rents are inclusive of everything apart from communications.

Suite	m ²	ft ²	All Inclusive Rent
F5		100	£200 per month
F7a		100	£200 per month
F20		100	£200 per month
C16		100	£250 per month
C17-C19	34	366	£750 per month
C20		125	£250 per month

(This information is given for guidance purposes only)

Planning

We understand the premises has planning consent for offices. Interested parties are advised to make their own enquiries with Gedling Borough Council.



EPC

The EPC for the unit is available upon request.

VAT

VAT is applicable to the rent payable at the standard rate.

Business Rates

Business Rates are included in the monthly licence fee.

Further Information

For further information or to arrange a viewing please call or click on the emails or website below:

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Please [click here](#) to read our "Property Misdescriptions Act". E&OE.