

10 Lefebvre Street

St Peter Port, Guernsey

Ground Floor



Total Space

404 Sq Ft

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Location

Centrally Situated

—

Accommodation

Interlinking Offices

—

Condition

Well Presented

—

Available

Immediately

—

Rent

Upon Application

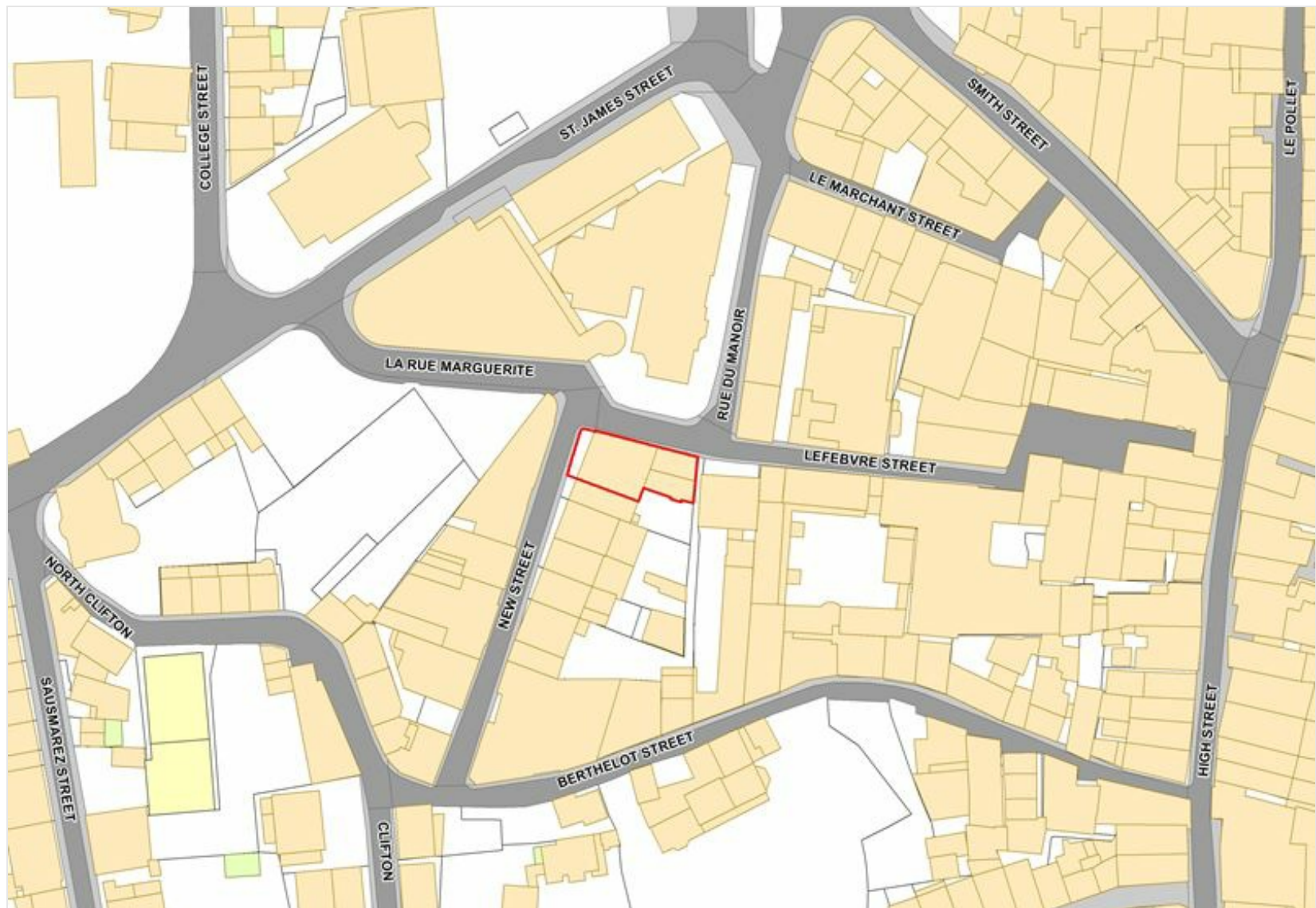
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10 Lefebvre Street is located in close proximity to the High Street and the main financial district of St Peter Port. The available premises is located on the ground floor of the building and is currently arranged to provide two office areas.

LOCATION

10 Lefebvre Street is located in close proximity to the High Street and the main financial district of St Peter Port. It is a short distance from long stay public car parking at the Odeon and has additional on street parking in the vicinity. The Royal Courts lie opposite and a number of Guernsey's law firms are located nearby.

Other occupiers in the building include Black Horse Offshore and Pensioner Trustees. Deutsche Bank, Bank Julius Baer and Grant Thornton are also close by.



DESCRIPTION

The available premises is located on the ground floor of the building and is currently arranged to provide two office areas. Within one of the offices is a tea point. The premises has plenty of natural light and is offered in good order with carpet tiled flooring and ceiling mounted fluorescent lighting.

ACCOMMODATION

The accommodation provides approximately 404 sq ft of office accommodation. This is arranged as follows:

Floor	Area (sq ft)
Office 1	203
Office 2	201
Total	404

TENURE

Leasehold.

The accommodation is available by way of a new lease direct with the landlord which will be held on internal repairing and insuring terms subject to a service charge for the services and common parts. The Lessor's preference is for a minimum term of three years. All other terms are available upon request.

RENT

The rent for the premises is available upon application.

AVAILABILITY

The premises is available to rent immediately.

LEGALS

All terms are subject to contract.
Each party shall bear their own legal costs in connection with this transaction.





Our Services

Watts Property Consultants are able to offer the full range of commercial property services to meet clients' requirements.



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Our Building Consultancy Team offers a broad range of building surveying services, including project management, defect analysis, dilapidations and interior fit outs on all property types.

Lease Consultancy

Our Lease Consultancy Department includes an expert team to deal with all manner of landlord and tenant matters.

FURTHER
INFORMATION
& VIEWING

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