

37 High Street (Quay Entrance)

St Peter Port, Guernsey

2nd Floor Office



Total Space
423 Sq Ft

Location
Central

Condition
Well Presented

Available
Immediately

Tenancy
New lease

Rent
£8,000 pa

The available premises is located within 37 High Street but accessed via its Quay Street entrance on Quay Steps. It comprises 423 sq ft of office accommodation on the second floor of the property which is arranged in a predominantly open plan layout.

LOCATION

The available premises is situated within a building known as 37 High Street. The premises is however accessed from the Quay side, via Quay Steps. It therefore lies between the Crown Pier and Albert Pier public car parks and is ideally positioned close to the High Street.

Other occupiers in the vicinity include a number of retailers, restaurants and food outlets. There are also a number of office occupiers nearby, including Natwest and Lloyds Bank.



DESCRIPTION

The available premises is located on the second floor of the property, from the Quay Street entrance.

It provides predominantly open plan office accommodation which is well presented and is currently fitted with LED ceiling mounted lighting, carpet flooring, power and data points. It currently has bench style desks installed around its perimeter and there is also a glass partition office.

The premises will have use of kitchen and WC facilities located on the third floor of the building. These are shared in common with the other occupiers of the building.

ACCOMMODATION

The premises provides approximately 423 sq ft of accommodation.

TENURE

Leasehold.

The property is available to rent by way of a new sublease.

RENT

The rent for the premises is £8,000 per annum.

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

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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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