

# The Trinity Square Centre

Trinity Square, St Peter Port, Guernsey

## Unit 8



Total Space  
**845 Sq Ft**

Location  
**Town Centre**

Specification  
**Well Presented**

Terms  
**Flexible**

Available  
**Immediately**

Rent  
**Upon Application**

Unit 8, The Trinity Square Centre is situated in Trinity Square, in the parish of St Peter Port. It is therefore located in the Old Quarter, a short walk from St Peter Port's central business and retail districts.

## LOCATION

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## DESCRIPTION

The Trinity Square Centre is a mixed use property comprising a restaurant, retail unit, residential apartment and offices. The available premises (known as Unit 8) is located on the first floor of the building and is accessed from Upper Mansell Street via a shared lobby.

It provides predominantly open plan accommodation and benefits from dedicated WC facilities, a kitchenette and store room. It has been fitted with perimeter trunking, office lighting and electric panel heaters. The office also over-looks the site's central courtyard.

## **ACCOMMODATION**

The premises provides approximately 845 sq ft of accommodation.

## **TENURE**

Leasehold.

The premises is available by way of a new lease directly with the landlord.

## **RENT**

The rent for the premises is available upon application.

## **AVAILABILITY**

The property 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.



### Building Consultancy

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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