

Granite House

La Grande Rue, St Martin, Guernsey

St Martins Village Office



Total Space
571 Sq Ft

Car Parking
2 Onsite Spaces

Available
Immediately

Rent
Upon Application

Granite House is situated on La Grande Rue in St Martin's Village, a sought-after location. It comprises an office with dedicated kitchenette, WC's and allocated car parking for two cars.

LOCATION

Granite House is situated on La Grande Rue in St Martin's Village, a well-sought after location. Given its location in the heart of St Martin's, it is conveniently located to the local amenities. Such amenities include numerous retail outlets, restaurants, public houses, super markets and the community centre.



DESCRIPTION

The available premises is arranged over part of the ground floor of a building known as Granite House.

The premises is fitted with carpets, perimeter trunking, channeled floor boxes, office lighting and wall mounted radiators. It provides good levels of natural light and generous ceiling heights. There is also a dedicated kitchenette and WC's within the premises.

If required, there is basement accommodation which could also be let with the premises.

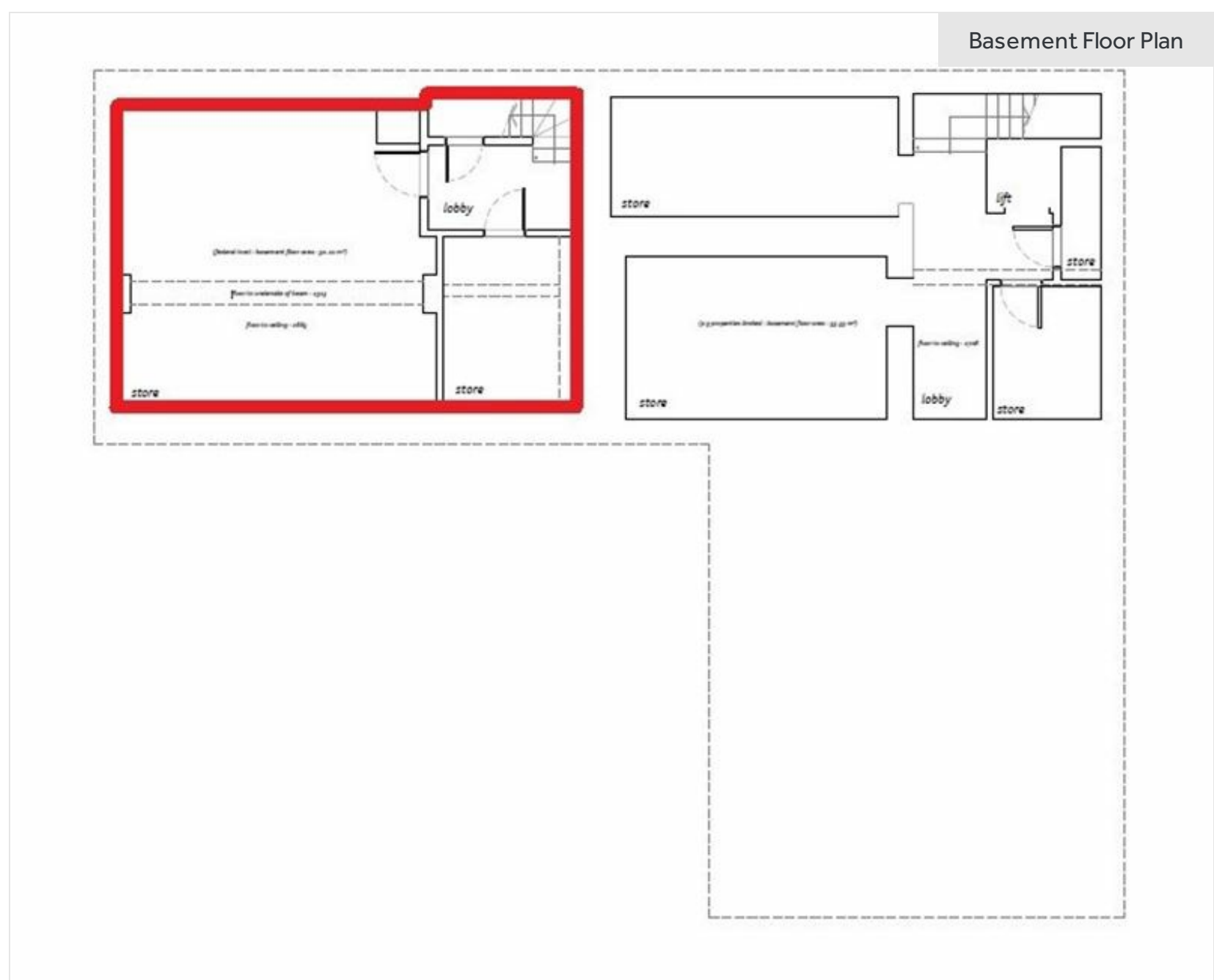
Externally, there is allocated car parking for two cars.

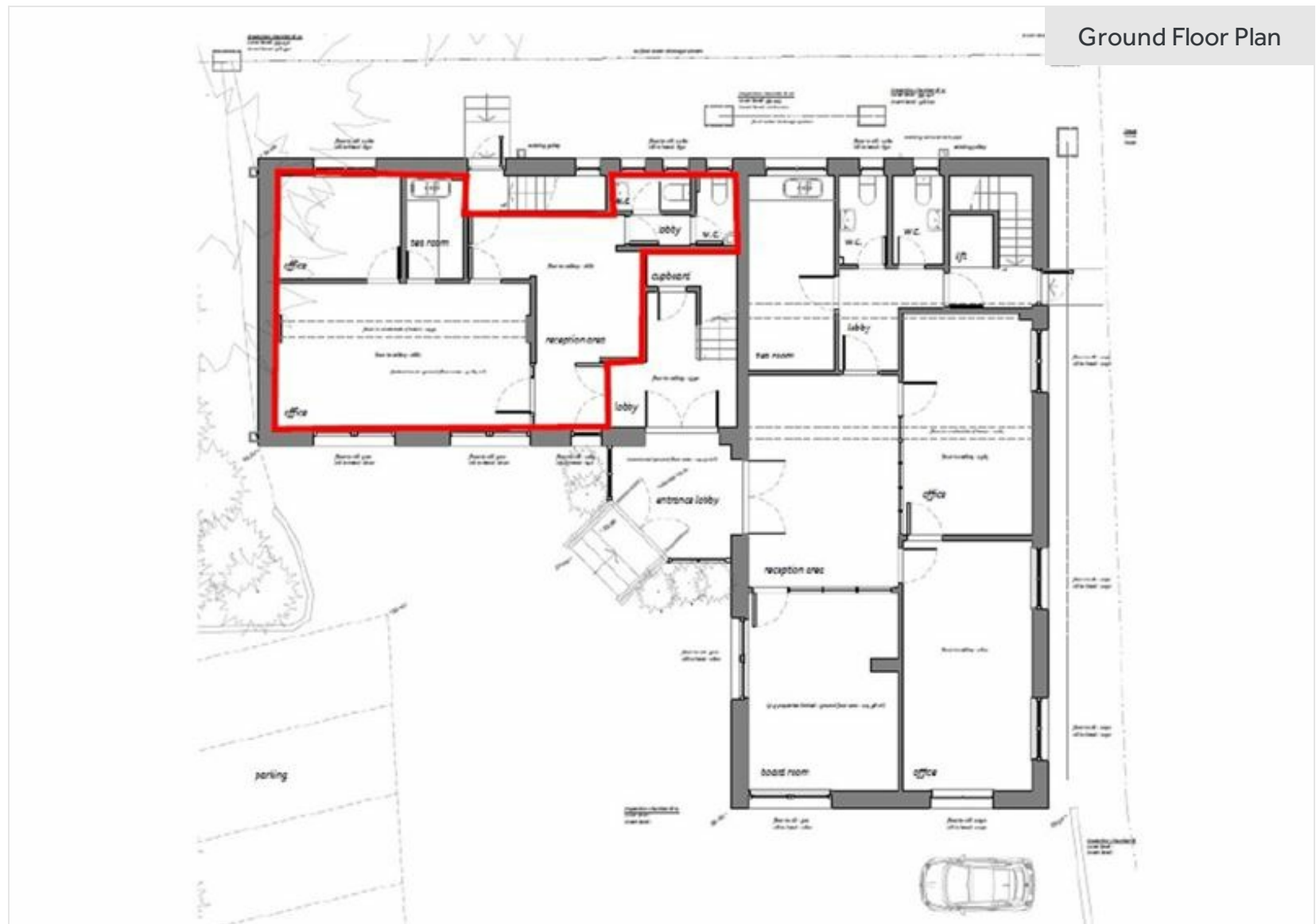
ACCOMMODATION

The available premises is arranged on part of the ground floor of the building. The accommodation comprises the following:

Floor	Area (sq ft)	Car Parking
Ground Floor - Suite 1	571	2
Total	571	2

The ground floor premises could potentially be let with the benefit of basement storage area which provides an additional 541 sq ft of accommodation.





TENURE

Leasehold.

The premises is available to rent by way of a new lease direct with the landlord.

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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