

Hirzel Court

Hirzel Street, St Peter Port, Guernsey

Suites 1 & 2, Block A



Total Space
1,365 Sq Ft

Location
Central

Car Parking
3 Onsite Spaces

Office
Ground Floor Office

Rent
Upon Application

Available
Q4 2023

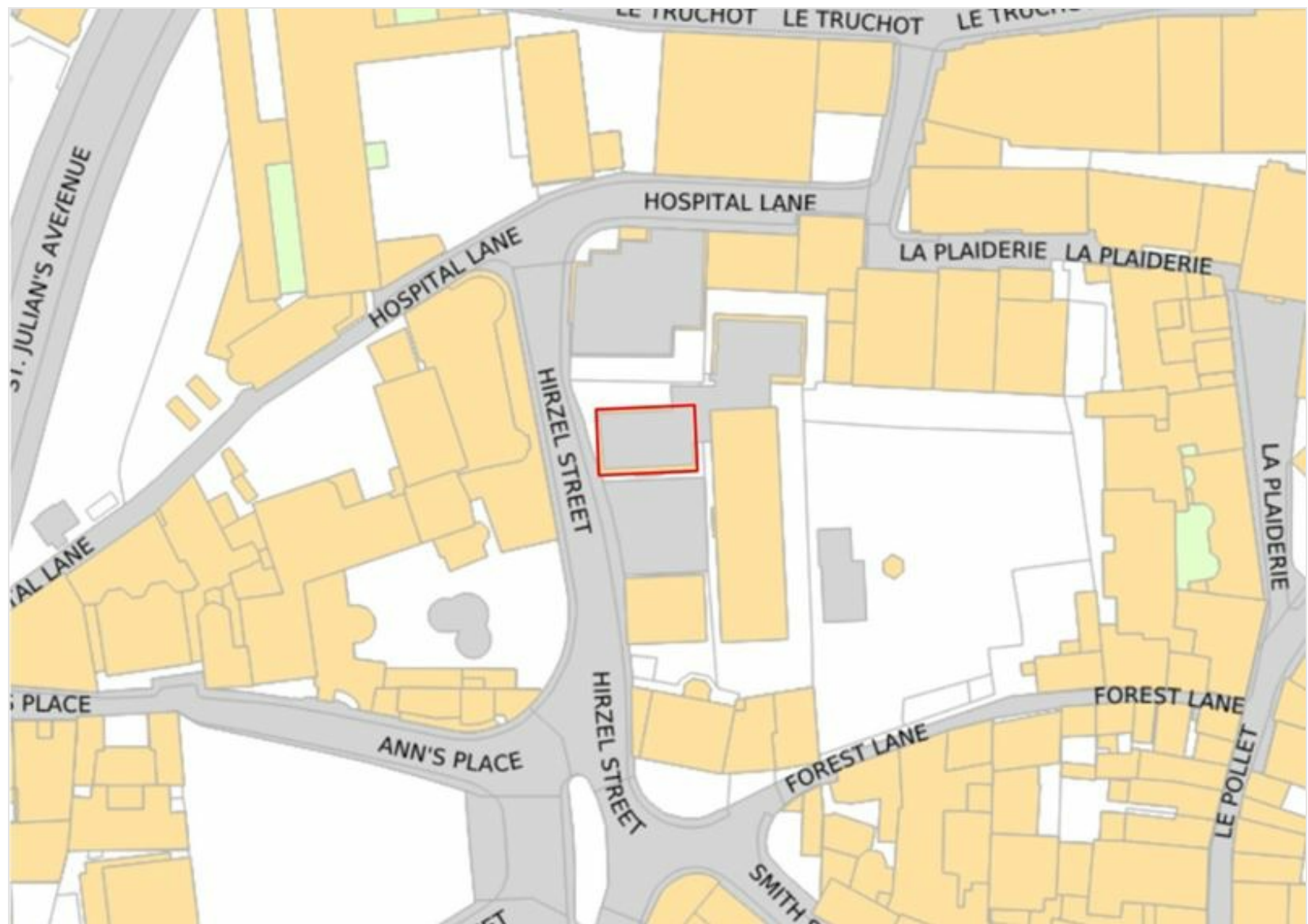
The available premises, known as Suites 1 and 2, is located on the ground floor of Block A, Hirzel Court. Located on Hirzel Street, in the centre of St Peter Port, it is a short walk from all the amenities the town has to offer.

LOCATION

Hirzel Court is located in the centre of St Peter Port, on Hirzel Street, just a short walk from the High Street, the main financial district and all the amenities the town has to offer.

The Royal Court is located nearby and has attracted a number of legal firms such as Appleby, AFR and Randall & Loveridge to the area, as well as other occupiers such as Utmost Worldwide, Oak and Travelcorp.

Short term on street parking is located in the immediate vicinity whilst long stay public car parking is located nearby at the Odeon car park.



DESCRIPTION

The available premises, known as Suites 1 and 2, are located on the Ground floor of Block A, Hirzel Court.

It is accessed via a communal entrance lobby and stairwell and is arranged in a predominantly open plan layout but with two board rooms which could also be utilised as additional office accommodation.

The premises has been fitted with carpet tile flooring, suspended ceiling with recessed fluorescent office lighting, perimeter trunking with power and data points, a kitchenette and shower. As it has plenty of fenestration, it benefits from good levels of natural light.

Toilet facilities are located in the central stair core and are shared in common with the other occupiers of the building.

Externally, there are three allocated on site car parking spaces for the premises.

ACCOMMODATION

The premises provides approximately 1,365 sq ft of office accommodation.

There are also three allocated on site car parking spaces for the premises.

TENURE

Leasehold.

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

RENT

The rent for the premises is available upon request.

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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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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