

# Mill Place

Rue Du Pre, St Peter Port

Premium Serviced Offices

Ranging from 4-11 Desks



Total Space  
**200 Sq Ft**

Options for  
**4-11 Desk Offices**

Meeting Rooms  
& **Breakout Areas**

Business Cafe  
& **Client Lounge**

Available  
**Immediately**

Rent  
**£425 per desk pm**

Mill Place offers premium serviced office space, just a few minutes' walk from the centre of St Peter Port, combining the convenience of being close to town, whilst avoiding peak traffic.

## VIDEO FLY-THROUGH

[Mill Place, Rue du Pre, St Peter Port](#)

## OVERVIEW

Mill Place offers premium serviced office space, just a few minutes' walk from the centre of St Peter Port, combining the convenience of being close to town, whilst avoiding peak traffic.

With a range of suites to accommodate operators from just four to 34 persons, Mill Place provides an all-inclusive, hassle-free solution serving all of your current and future business needs.

## KEY FEATURES

Mill Place has been comprehensively refurbished, to an exceptional standard. It offers a wide range of facilities designed to support every modern business. Every tenant will be provided with access to a range of high-quality amenities including:

- ▣ Contemporary furnished offices
- ▣ Meeting rooms with AV Facilities
- ▣ Breakout areas
- ▣ Design-led reception area
- ▣ Tea and coffee making facilities
- ▣ Lockers
- ▣ Showers
- ▣ Secure bike parking
- ▣ Car parking (at additional cost)
- ▣ Client lounge
- ▣ Onsite café

## ANIMATED REEL

Reel - [https://fb.watch/D2\\_Zi4SUP5/](https://fb.watch/D2_Zi4SUP5/)

## LOCATION

Ideally situated at the lower end of La Charroterie along Rue de Pré, the property's extensive frontage forms the gateway to St Peter Port.

Its prominent position offers the perfect balance of accessibility and convenience, allowing tenants to avoid peak-time traffic while being just a short walk from the restaurants and amenities closeby. The property is also well-connected to major bus routes and benefits from the availability of nearby public, private and onsite parking spaces.

## WHAT'S INCLUDED

- Building Service Charge
- TRP
- Electrics
- Water
- Building Insurance
- Cleaning
- Use of Fridge, Microwave and Dishwasher
- Use of Meetings Rooms
- High Speed Internet
- External Window Cleaning

## TENURE

Leasehold.

## ACCOMMODATION

Mill Place offers flexible office suites suitable for businesses from two to 34 people. Arranged over six floors, the fully refurbished workspaces are beautifully finished and include a number of added features.

Larger suites ranging from 1,000 to 2,000 sq ft are also available on traditional long leases.

OFFICE NO.	FLOOR	SUITE	DESKS	STATUS
00-01	GROUND	NORTH SUITE 1	5	
00-02	GROUND	NORTH SUITE 1	7	
00-03	GROUND	NORTH SUITE 1	6	
01-01	FIRST	NORTH SUITE 2	8	LET
01-02	FIRST	NORTH SUITE 2	5	LET

01-03	FIRST	NORTH SUITE 2	11	
01-04	FIRST	NORTH SUITE 2	6	
01-05	FIRST	NORTH SUITE 2	5	
01-06	FIRST	SOUTH SUITE 2	18	LET
02-01	SECOND	NORTH SUITE 3	4	LET
02-02	SECOND	NORTH SUITE 3	5	LET
02-03	SECOND	NORTH SUITE 3	5	LET
02-04	SECOND	NORTH SUITE 3	11	
02-05	SECOND	NORTH SUITE 3	5	
02-06	SECOND	NORTH SUITE 3	6	
03-01	THIRD	NORTH SUITE 4	3	LET
03-02	THIRD	NORTH SUITE 4	5	LET
03-03	THIRD	NORTH SUITE 4	5	LET
03-04	THIRD	NORTH SUITE 4	11	
03-05	THIRD	NORTH SUITE 4	6	
03-06	THIRD	NORTH SUITE 4	4	
03-07	THIRD	SOUTH SUITE 3	18	
04-01	FOURTH	NORTH SUITE 5	34	
04-02	FOURTH	SOUTH SUITE 4	18	
05-01	FIFTH	SOUTH SUITE 5	14	

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### RENT & TERMS

The offices are available at £425 per calendar month. The Landlord's preference is for minimum leases of twelve months. Incentives will be provided for those able to commit to longer.

### LEGALS

Each party to pay its own legal costs.

## 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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