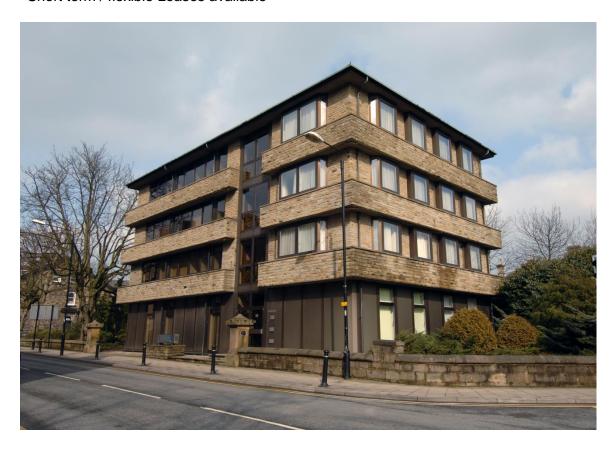
Carter Jonas

SOUTHFIELD, STATION PARADE, HARROGATE, HG1 1HB

Self-contained serviced office suites - To Let

203 and 1,367 sq ft

- Serviced office Suites in Town Centre Location
- Ample car parking
- Short term / flexible Leases available



CONTACT

Chris Hartnell: 0113 203 1079, chris.hartnell@carterjonas.co.uk
Steven Soper: 0113 203 1082, steven.soper@carterjonas.co.uk

THE ANNEX, SOUTHFIELD, STATION PARADE, HARROGATE, HG1 1HB

Location

Southfield is prominently situated at the junction of Station Parade and York Place overlooking The Stray and is within close proximity of Harrogate Town Centre and Train Station.

Description

The property comprises a detached office building providing accommodation over four floors. The premises benefit from a Reception at ground floor level with individual suites being fully furnished and benefiting from full telephone/IT connectivity. The premises have a lift access to each floor which benefit from communal kitchens / WC's. Car parking is available on site.



Accommodation

According to our onsite measurements, we understand that the available suites comprise the following net internal areas:

Suite G1	203 sq ft	£507.50 pm
Suite 2.4	1,367sq ft	£3,417.50 pm

Rates

For further information please contact Harrogate Borough Council.

Terms

The premises are available To Let on a flexible basis by way of a new Lease for a term to be agreed.

VAT

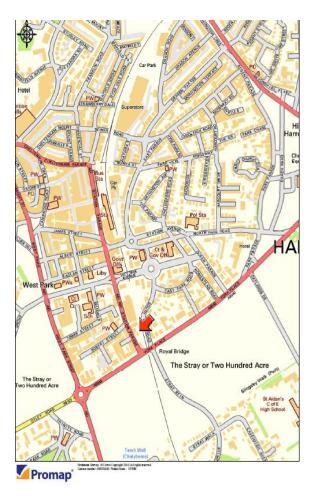
Unless stated, all prices are quoted exclusive of VAT.

EPC

Details available on request from the Agents

Viewing

Strictly by appointment through Agents, Carter Jonas LLP. Please contact Steven Soper on 0113 203 1082, steven.soper@carterjonas.co.uk or Chris Hartnell on 0113 203 1079, chris.hartnell@carterjonas.co.uk



Office 0113 242 5155

Third Floor, Carlton Tower, 34 St Pauls Street, Leeds, LS1 2QB carterjonas.co.uk/commercial

Carter Jonas

IMPORTANT INFORMATION

Our property particulars do not represent an offer or contract, or part of one. The information given is without responsibility on the part of the agents, seller(s) or lessor(s) and you should not rely on the information being factually accurate about the property, its condition or its value. Neither Carter Jonas LLP nor anyone in its employment or acting on its behalf has authority to make any representation or warranty in relation to this property. We have not carried out a detailed survey, nor tested the services, appliances or fittings at the property. The images shown may only represent part of the property and are as they appeared at the time of being photographed. The areas, measurements and distances are approximate only. Any reference to alterations or use does not mean that any necessary planning permission, building regulation or other consent has been obtained. The VAT position relating to the property may change without notice.