

ROCK

COMMERCIAL
PROPERTY AGENTS

CONTACT PETER VAN DE VELDE
1 HARBOUR VIEW THE ALBANY
ST PETER PORT GY11AQ
T 01481 728559 M 07781 127210
E PETER@ROCKCOMMERCIAL.CO.UK



SUITE 5, LA PLAIDERIE CHAMBERS LA PLAIDERIE, ST PETER PORT £21,127.84 PER ANNUM

Prestigious Building

Central Location

Lift Access

Minimum 1 Year Lease

561 Sq. ft.

£21,127.84 Per Annum, Inclusive Rent



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LOCATION

Accessed via an attractive double height entrance hall, Suite 5 is located on the first floor of the La Plaiderie Chambers. The property is located in the heart of St Peter Port's Financial District and main retail area. Long stay public car parks are in close proximity. Other notable occupiers reside near by, such as Babbe, Praxis FM & Utmost Worldwide.

ACCOMMODATION

Located on the first floor, Suite 5 can be accessed via lift or central staircase from the imposing entrance hall. The 561 sq. ft. office accommodation consists of two offices one of which has a large floor to ceiling window offering natural light. The suite is also fitted with suspended ceilings with recessed office lights, raised access flooring and air conditioning. Communal kitchen and Toilet facilities are available on the first floor .

Description	Area (sq. ft.)
Suite 5	561

AVAILABLE IMMEDIATELY

TENURE

Leasehold. Minimum 1 year lease available with a 6 month rolling lease thereafter with 6 months notice.

RENT

£21,127.84 per annum, inclusive of service charge and water.

Rates, insurance and electricity charged in addition.

Legal Costs - All terms are subject to contract. Each party is to bear their own legal costs.

FURTHER INFORMATION AND VIEWING

Strictly by appointment . Please contact Rock Commercial as the Landlord's Agent:

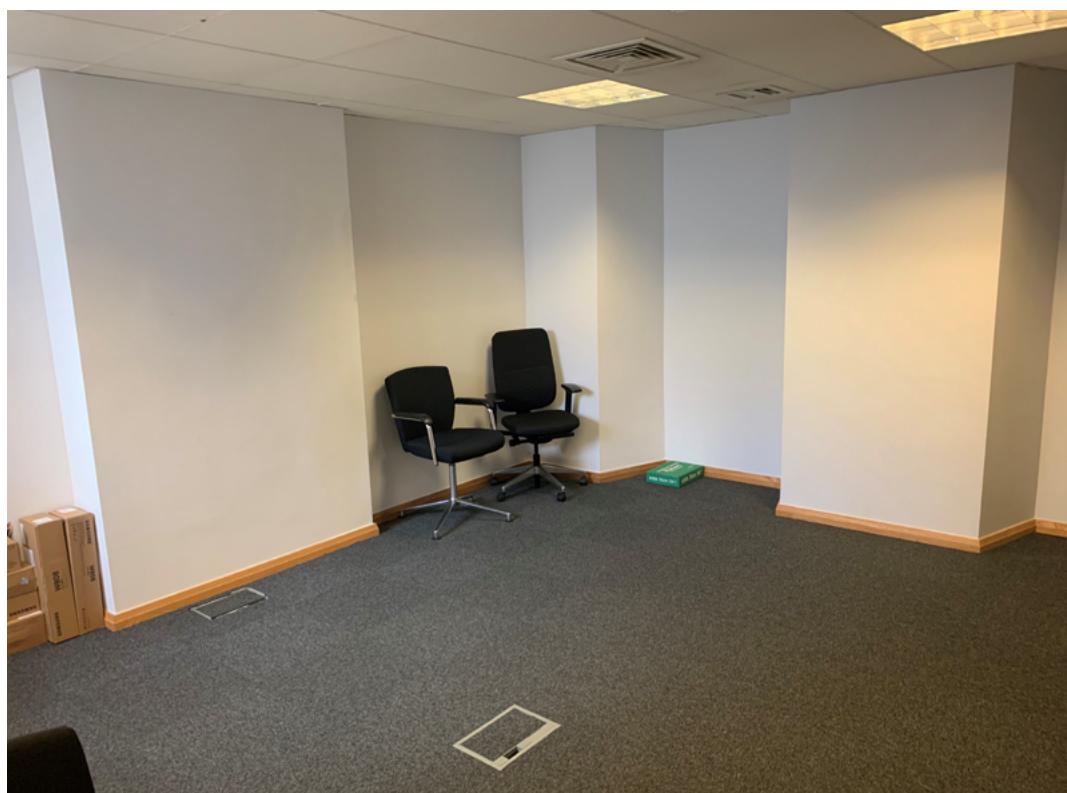
Mr Peter Van de Velde (director) Telephone: 01481 728559 / Mobile: 07781 127210 / Email: Peter@Rockcommercial.co.uk

These details are issued on the implicit understanding that all negotiations will be conducted through Rock Commercial. They have been prepared to give a fair overall view of the property. They should not be considered confirmation of the property's structural condition nor that any services, appliance, equipment or facilities are in good working order. Descriptions are given as an opinion, not as statement of fact and measurements are approximate, as a guide only. Photograph/s show only part/s of the property and it should not be assumed that contents/furnishings/furniture shown are included in the sale. Purchasers/Tenants should seek verification on any points fundamental to a purchase/lease prior to signing any contracts. Whilst we

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