

32 Apsley Road, St Helier, Jersey



WAREHOUSE
TO LET

NET
INTERNAL
AREA
2,842SQ.FT.

WAREHOUSE AND
OFFICE
ACCOMODATION



T +44 (0) 1534 629001
E info@d2re.co.uk
W www.d2re.co.uk

Office Address

Ground Floor, Dialogue House,
2-6 Anley Street, St Helier, Jersey, JE2 3QE
Company number: 80923

An alliance member of
**BNP PARIBAS
REAL ESTATE**

Regulated by RICS

32 Apsley Road, St. Helier, Jersey

LOCATION

The Property is located north of Millennium Park, on Apsley Road, south of Stopford Road and North of Gas Place.

The Property is also a short walk from the centre of St. Helier and the public car parking facilities at Minden Place car park.

DESCRIPTION

The Property is of block construction under a pitched roof with UPVC gutters and downpipes. Externally, there is a mixture of UPVC and timber framed windows and large wooden doors to the parking area.

The ground floor accommodation comprises three offices, a meeting room, staff canteen, storeroom, sizeable internal parking area and two storerooms with mezzanine floor above. There is also a loft storeroom above the office space.

The mezzanine floor accommodation comprises of two offices and a kitchen.

Internally the property has a basic specification with solid carpeted floors and solid ceilings with fluorescent strip lights.

ACCOMMODATION

The premises include the following areas:

Ground Floor: Offices – 630 sq. ft.

 Parking – 818sq.ft.

 Stores – 632sq.ft

First Floor: Office – 632 sq. ft.

 Kitchen – 130sq.ft.

AVAILABILITY

The premises are available from the 1st January 2020.

LEASE TERMS

The premises are available by way of a fully repairing insuring lease.

RENTAL

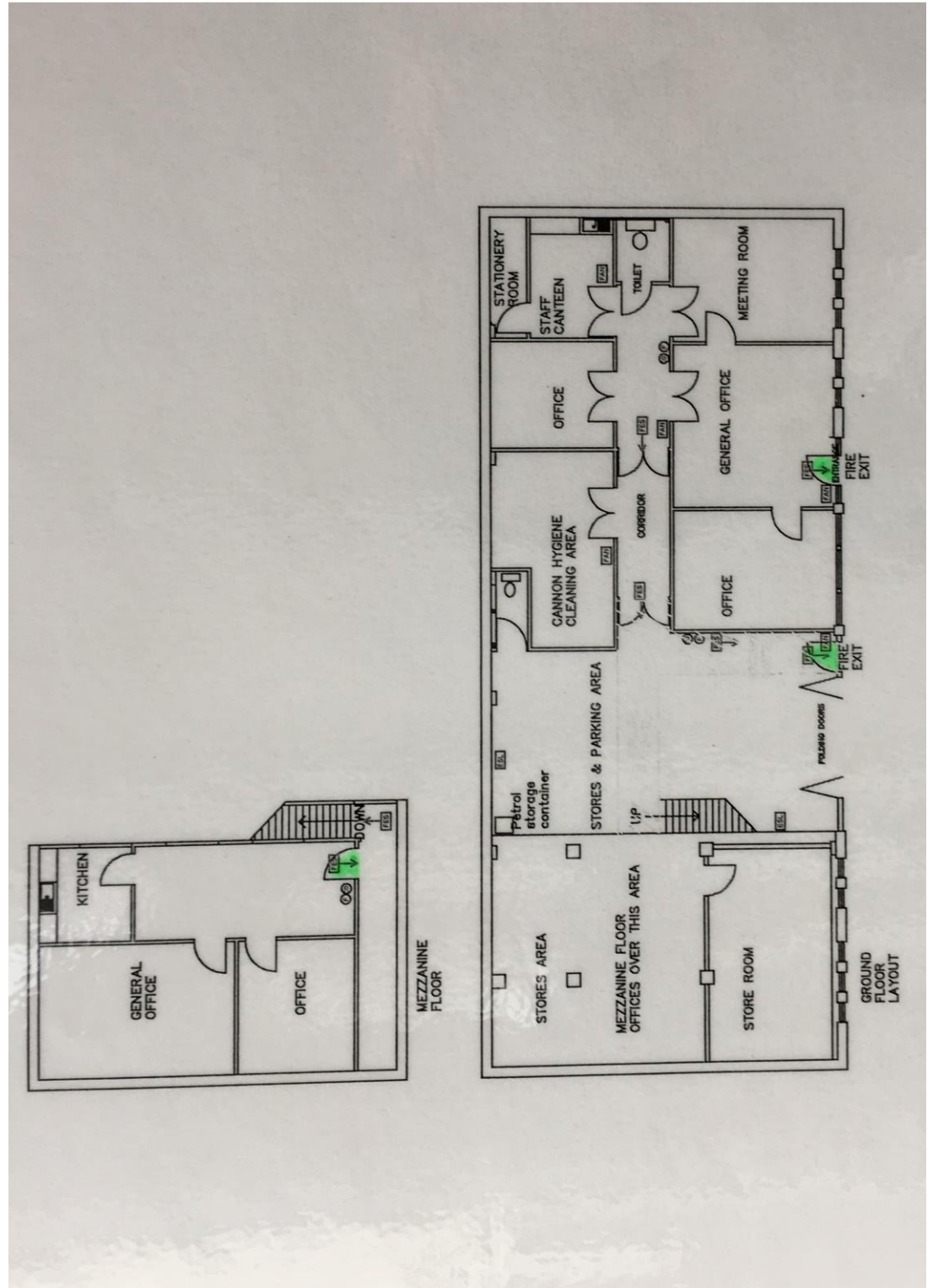
The premises are available at a quoting rental of £31,000 per annum.

All rentals quoted are exclusive of all other outgoings and exclusive of GST if applicable.

LEGAL COSTS

Each party to bear their own legal costs and any other cost incurred in the letting of this Property.

FLOOR PLAN



VIEWING

Strictly by appointment with the Lessor's sole agent;

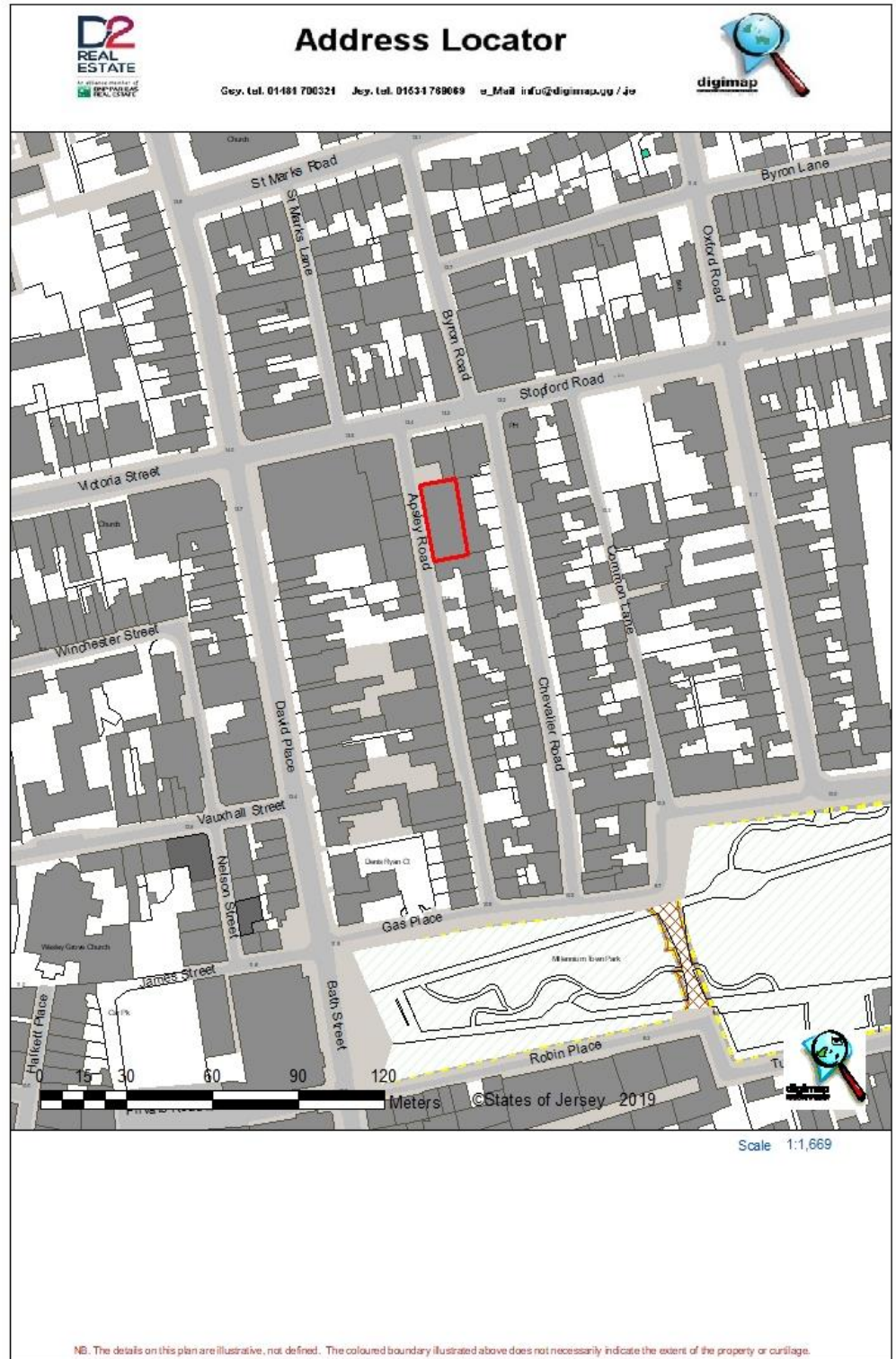
D2 REAL ESTATE
Ground Floor, Dialogue House 2 – 6 Anley Street St. Helier Jersey, JE2 3QE

CONTACT
Nick Trower MRICS

TELEPHONE
01534 629001

EMAIL
nick.trower@d2re.co.uk

LOCATION MAP



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