



**Office 10
WHARFSIDE HOUSE
PRENTICE ROAD
STOWMARKET
SUFFOLK
IP141RD**

Location

Situated in the centre of Stowmarket opposite the main line railway station in a prime location overlooking the new inner relief road due to open in September 2010

Description

A secure first floor office suite within an imposing modern high profile office building .

Access is via an electronically controlled entrance system and then via a high speed lift or feature stairs to the individual first floor door .

Internally the open offices are exceptional including: suspended ceilings ,diffused lighting , full height feature windows , fitted kitchen , wc oak effect floor ,ring main and cat 5 wiring to patch panel . Phone lines and broadband enabled .

Accommodation

925 sq ft open plan office

4 dedicated parking spaces and adjoining 250 space public car park

Features

Door entry system

Burglar alarm

Fire alarm

Air-conditioning

Patch panel and cat5 wiring

Wood effect flooring

Window Blinds

Terms

3 year internal repairing and decorating
flexi lease, subject to a three month break clause
after the first 12months.

Rent is payable monthly at £925 pm + vat

Service Charge £75/month

