BRIAN FRANCIS & ASSOCIATES









MAIN STREET
GIBRALTAR

Com.302 | Type: Offices

£4,583 PCM

Prime Office Space in the Heart of Main Street

BFA is delighted to offer these high-quality offices To Let, ideally positioned on the first floor overlooking Main Street, with convenient side lane access.

Recently refurbished to an exceptional standard, this bright and professional space is perfectly suited for a range of business uses. Finished with wooden flooring throughout, air-conditioning, and Cat 6 data cabling, the property is ready to support modern business requirements.

The office is available for immediate occupation and is offered unfurnished, allowing incoming tenants to configure the layout to suit their needs.

Features include:

- First floor position overlooking Main Street
- Side lane entrance
- Air-conditioning
- Wooden flooring
- Cat 6 data cabling
- Kitchen facilities within the unit
- Private WC
- Fully refurbished throughout
- Available immediately

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PROPERTY DETAILS:

Service charges: n/a

Current rates: Presently paying £2,539.03 per quarter

Interior Size: 165m^2

Lease terms: 3 years minimum

PROPERTY FEATURES:

- Balcony

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Disclaimer: whilst every care has been taken in the preparation of these particulars, neither the agent nor the vendor accept any responsibility for error or omission, nor do they constitute a contract

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