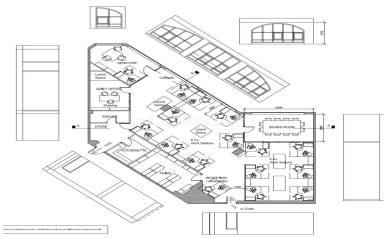
BRIAN FRANCIS & ASSOCIATES









WATERGARDENS

GIBRALTAR

COM:230 | Type: Offices

£874,000 / £5,166 PCM

PROPERTY DETAILS:

Service charges: £604.93 Per month
Current rates: £1,125.15 Per month
Interior Size: 230m^2
Lease terms: Leasehold. 114 years left (2026)

SPACIOUS OFFICE UNIT ON THE WATERS EDGE WITH POTENTIAL TO SUBDIVIDE INTO TWO UNITS.

RENT AND LEASE TERMS FLEXIBLE AND NEGOTIABLE!

SALE PRICE IS NEGOTIABLE!

Exclusive to BFA,

We are delighted to offer to market this **large double office** of approx **230m2** in the central development known as Watergardens.

A lovely bright and airy office unit offering an abundance of space for a company looking to expand its staff and services.

Overlooking Ocean village marina from its floor to ceiling windows, with views towards the Spanish Hinterland and the Iconic Sunborn Yacht hotel, the office is located a stones-throw from Gibraltars Main Thoroughfare "Main Street" it is the ideal location for a central head-office for any large firm. The office units also boast use of **2 car parking permits** and **2 motorbike parking permits**.

The office comes complete with …

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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