



**Unit A & B, Halcyon House, West Hill, Jersey**

Rental: £23,000 pa

**BROADLANDS**  
COMMERCIAL

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## Unit A & B

Halcyon House, West Hill, St. Helier

- Good location and easy access to town
- Stores and Offices
- Parking for 3 cars
- 1,220 sq.ft
- Sole Agent
- For further information, please contact Nick Trower  
MRICS nick@broadlandsjersey.com or Evie Wills  
evie@broadlandsjersey.com



## Location

The premises are located on West Hill, on the outskirts of St Helier, within a small business park that is home to several established commercial occupiers, including Garage Door Solutions and Carlton Ltd.

## Description

Units A & B comprise ground-floor office and storage accommodation, together with a small kitchenette and WC. The premises also benefit from three allocated parking spaces.

## Accommodation

Office & Store 1,220 sq.ft 113.34 sqm

## Lease Terms

The premises are available by way of an assignment or sub-letting of the existing lease which ends on 30th June 2027.

Alternatively, the Landlord has indicated a willingness to grant a new lease, subject to the agreement of terms.

## Rental

Rent of £23,000 pa for the whole premises, including the car spaces.

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 assignment or sub-letting of this property.

## Viewing

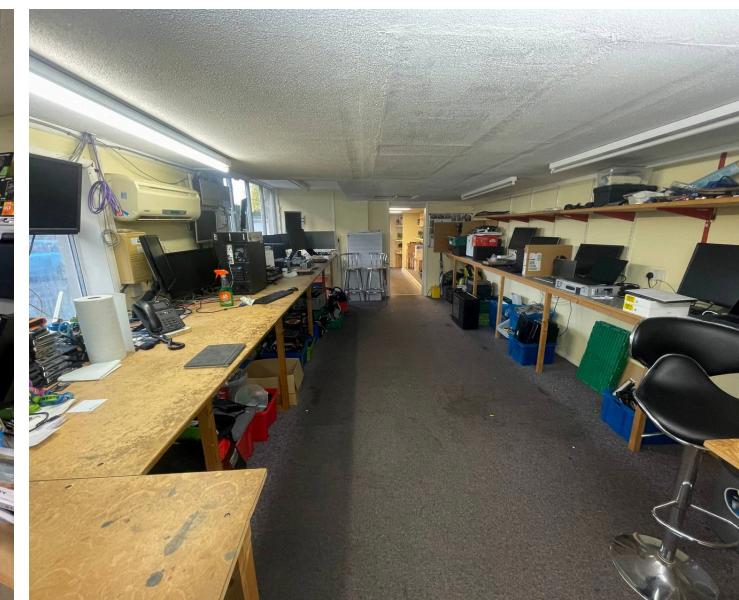
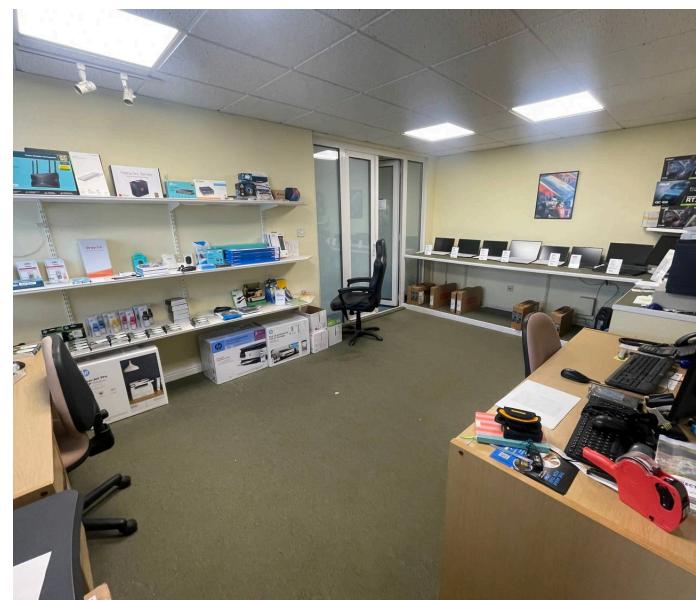
Strictly by appointment with the sole agents: Broadlands Commercial.

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