

29, Hill Street, St Helier £20,000 pa

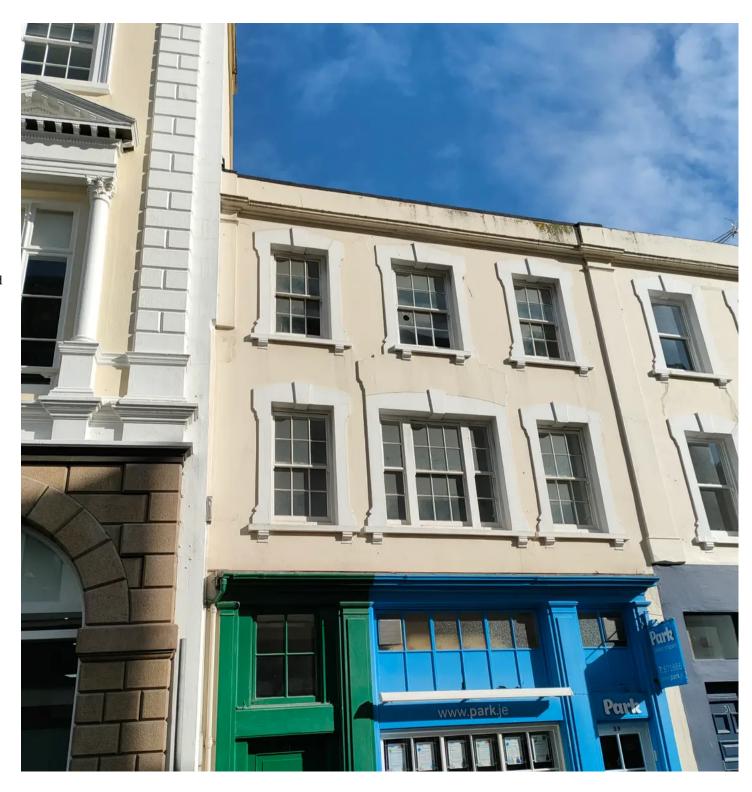




29, Hill Street

St Helier, Jersey

- Town centre office suite
- Available immediately
- 1,337 square feet 921 first floor and 416 second floor
- Excellent central location close to Royal Court, States offices and legal firms
- Versatile accommodation
- New lease ask for details
- First floor level has space for offices, meeting room and boardroom if required
- Second floor level can provide space to grow if not needed immediately
- Contact WhatsApp Don 07829 917172 / don@broadlandsjersey.com









29, Hill Street

St Helier, Jersey

The suite is part of an impressive period building with a private entrance at ground floor level leading to the available space on the first and second floors. The general specification of the offices include ceiling spotlight lighting; wall mounted heaters; kitchenette and male & female cloakrooms. The building attracts excellent natural light with very high floor to ceiling heights.

29 Hill Street is located in an established commercial location with a variety of surrounding businesses - including a number of legal practices - and is close to the States Assembly building adjoining the Royal Square. The Snow Hill short stay public car park is a few minutes walk to the south east.

Accommodation

The premises have been measures in accordance with the RICS Code of Measuring Practice and provide approximately 921 square feet on the first floor and 416 square feet on the second floor.

Availability

Immediately on completion of formalities.

Lease terms

The premises are available on a new internal repairing and insuring style lease for up to 9 years, subject to three yearly rent reviews in line with Jersey Cost of Living.

Legal costs

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







Broadlands for themselves and for the vendor(s) or lessor(s) of this property whose agents they are, give notice that: 1. These particulars do not constitute, nor constitute any part of, an offer or contract. 2. None of the statements contained in these contained in these particulars as to the property are to be relied on as statements or representations of fact. 3. Any intending purchaser or lesseemust satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained in these particulars. 4. The vendor(s) or lessor(s) do not make or give and neither Broadlands nor any person in their employment has any authority to make or give, any representation or warranty whatever in relation to this property. Unless otherwise stated all prices and rents are quoted exclusive of GST. These details are believed to be correct at the time of compilation but may be subject to subsequent amendment.

