

01732 355639

FOR HIRE – ON FLEXIBLE TERMS SELF CONTAINED SECURE OFFICES

**THE STABLES
OLD LONDON HOUSE
MAIN ROAD,
KNOCKHOLT
KENT TN14 17JE**

570 Sq ft approx, gross internal area

Hire charge £650 pcm



LOCATION

Old London House is located in the centre of Knockholt Pound, a hamlet between Sevenoaks and Orpington, inside the M25. J4 and J5 of M25 and M26 are a few miles away. Train services are available from Knockholt Station. Daily shopping and social facilities are available in nearby villages. Regular bus services to Bromley, Orpington and Sevenoaks are available immediately outside the property.

DESCRIPTION

The Stables forms two interconnecting rooms, which have been recently redecorated within the complex. A gate entry system controls access to the property. There are two parking spaces with the offices and occupants have the opportunity to use the 4 acres of landscaped grounds. Modern office furniture can be provided if required. One office has a laminated floor and the main room is carpeted and has the benefit of a large skylight and a suspended interior lit ceiling. The unit is heated by time controlled electric storage heaters. There is a kitchenette and single toilet. Prospective tenants are advised that the Landlords Fixtures and Fittings within the premises have not been tested.

HIRE TERMS

Tenants will be asked to sign a standard agreement and will pay a deposit of two months of the agreed monthly hire charge, together with the first month's rental. (Pay three months when you move in.

The hire charge thereafter will be paid by banker's standing order monthly in advance on the first of the month.

The hire costs for the property will include rent, rates, service charges, electricity water and heating charges. The hire cost will not be subject to Value Added Tax at the prevailing rate.

Tenants will make their own arrangements for the connection, charge and running costs for telephones and telecommunications at the property. All rentals will be subject to contract and receipt of satisfactory references.

VIEWING

04.10

STRICTLY BY APPOINTMENT THROUGH EDWARD PRENTICE on 01732 2355639

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