

BEACON HOUSE

MODERN OFFICES TO LET IN FLEET

Waterfront
business park



3,000-6,028 sq ft (287-560 sq m)

BEACON HOUSE, WATERFRONT BUSINESS PARK, STATION APPROACH, FLEET, GU51 3TX

BEACON HOUSE

Waterfront business park

- Private parking for 35 cars
- Comfort cooling and central heating
- Raised access floors
- Security access system
- Next to Fleet main line railway station
- Next to Post Office sorting office

Description

Beacon House is a modern secure detached two storey office building with its own private car parking. The property has been refurbished with new carpeting and decorations and can be let either as a whole building or on a floor by floor basis.

Location and Communications



Waterfront Business Park is Fleet's premier commercial location, conveniently situated on the A3013 Fleet Road, adjacent to Fleet railway station and Fleet Pond nature reserve. The premises are easily accessible by public transport being close to bus routes. Fleet mainline railway station provides a regular service to London (Waterloo). This service also connects to Basingstoke with links to South and West.

Fleet town centre is about a 10 minute walk away and offers an excellent choice of shopping, restaurant and leisure facilities.

Terms

Available to let on a full repairing and insuring lease. Flexible leases are available on competitive rental terms. Further information on application from the joint letting agents.

Misrepresentation Act

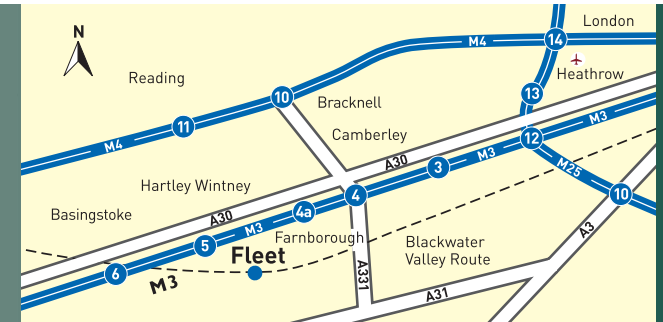
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Accommodation

Ground floor offices	278.7 sq m	3,000 sq ft
First floor offices	281.3 sq m	3,028 sq ft
Total Floor Area:	560 sq m	6,028 sq ft

Communications by Road (approximate distances)

Junction 4a M3	2 miles
M3 / M25 interchange	15 miles
Junction 10 M4	16 miles
Heathrow Airport	26 miles
Central London	35 miles
Gatwick Airport	45 miles
Farnborough Airport	3 miles



For viewing please contact the sole agents

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