



60B Western Road

Hove, BN3 1JD

TO LET - Great Starter Unit
Rental £16,000 PA

726 sq ft
(67.45 sq m)

- Central Position
- New Lease

60B Western Road, Hove, BN3 1JD

Summary

Available Size	726 sq ft
Rent	£1,333.33 per month
Rates Payable	£1,561.60 per annum
Rateable Value	£3,050
Service Charge	N/A
Car Parking	N/A
VAT	To be confirmed
Legal Fees	Each party to bear their own costs
Estate Charge	N/A
EPC Rating	EPC exempt - EPC has been commissioned, will be available in less than 28 days

Description

The space is arranged over the ground and lower ground floor rear part of this attractive period property the unit provides a versatile workspace, benefiting from self-contained access, tea point and WC's.

Location

Located just off of Western Road, Hove the property has a central position with nearby occupiers including Cin Cin, Tesco and a number of local food outlets and coffee shops including Starbucks.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m
Ground - GF Office/ Retail	363	33.72
Lower Ground - Lower Ground	363	33.72
Total	726	67.44

Viewings

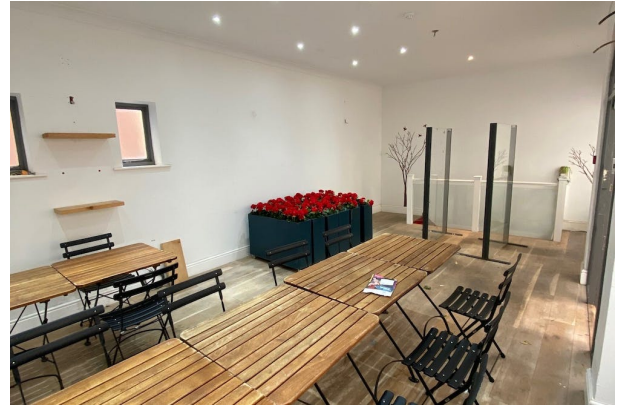
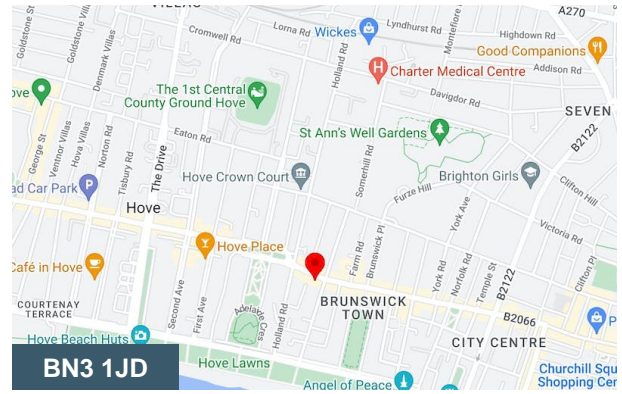
Viewings can be arranged by landlords Sole Agent - Newlands Property

Terms

Available on a new FRI lease with terms to be agreed and asking rental of £16,000 per annum exclusive.

Disclaimer

In accordance with the estate agency act 1979 we advise that the landlord of this property has a connection with Newlands Property, for more information please contact our agency.



Viewing & Further Information



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