



ESTATE AGENTS, VALUERS, SURVEYORS & LAND AGENTS

10 High Street • Shoreham-By-Sea • West Sussex • BN43 5DA

TO LET FIRST FLOOR OFFICE



RIVERSIDE YARD, RIVERSIDE, SOUTHWICK BN42 4AW

A recently constructed commercial building overlooking the canal of marina.

The office is located on the first floor and also benefits from a large south facing roof terrace. The rent is £150 pw fully inclusive of heating/lighting/water and business rates. Access is through the ground floor office which is occupied by the owner of the building. Parking is available adjacent to the property.

Riverside Yard, Southwick

(all measurements are approximate)

(draft details)

LEASE: The office is available to rent short /medium/ long term by way of either a Tenancy at Will or Lease.

RENT: £150 per week will be collected monthly in advance by standing order
Rent includes – heating/lighting/water and business rates.

DEPOSIT: Occupation under a Tenancy At Will will require a deposit equivalent to 6 weeks rent.

Tenants occupying under a Lease will be required to pay a deposit equivalent to a quarters rent.

ADMINISTRATION FEE: The ingoing Tenant will be responsible to pay an administration fee of £350 + VAT

**Viewing through Sole Agent Warwick Baker Estate Agents Ltd., 10 High Street
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