

TO LET

367 Sq Ft (34.09 Sq M)

- › Two Room Suite
- › Currently Used As An Office
- › Shared Ladies & Gents WC's
- › Shared Kitchen Facilities
- › 1 Allocated Parking Space



Second Floor

15 St. Cuthberts Street, Bedford, MK40 3JG

KirkbyDiamond

Contact: Charlotte Beard or Enza Marinaro

Tel: 01234 905128

kirkbydiamond.co.uk



LOCATION

- St Cuthberts Street is located close to Bedford Town Centre
- The property is situated close to the junction with Grove Place and Lurke Street a short walk from both a multi storey car park & a surface car park
- It has good access to the A4280, A600 and A421 which links to the M1 and A1

 what3words

///send.mild.across

 Google Maps

Click here



DESCRIPTION

- Two Separate Rooms
- Communal Kitchen & WC Facilities
- 1 Parking Space Included

TERMS

Available by way of a new FRI lease for a term to be agreed at a rent of £7,340 per annum exclusive. The rent is inclusive of utility costs, building maintenance, but exclusive of Business Rates.

ACCOMMODATION

Second Floor	34.09 SQ M	367 SQ FT
Total	34.09 SQ M	367 SQ FT

*The property has been measured in accordance with the RICS Property Measurements Standard 6th Edition

EPC: TBA

Business Rates: The Rateable Value is £2,300 per annum. For the rates payable, please contact www.voa.gov.uk

Service Charge: Available upon request

Estate Charge: Available upon request

CONTACT:



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