

# TO LET

778 Sq Ft (72.28 Sq M)

- › Open Plan and partitioned office accommodation
- › Suspended Ceilings & Recessed LED Lighting
- › Allocated parking



## Suite 1

Douglas House, 32-34 Simpson Road, Bletchley, Milton Keynes, MK1 1BA

Contact: Tate James or Nick Bosworth  
Tel: 01908 678 800  
eddisons.com





## Location

- Located on the outskirts of Milton Keynes.
- Excellent access to the M1 motorway J13 & 14.
- A5 dual carriageway providing quick access to J11a M1 within 1 mile.
- Bletchley Town Centre within 1 mile and Fenny Stratford train station is within walking distance of the office.

 what3words

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 Google Maps

[Click here](#)

## Description

- Property is within walking distance to Fenny Stratford train station providing wider connectivity.
- The accommodation comprises two partitioned offices, LED lighting, kitchenette and perimeter trunking.
- The property benefits from allocated parking spaces to the rear of the premises.

## Terms

The premises are to be let on a full repairing and insuring lease for a term to be agreed at a rent of £12,000 + VAT.

## Accommodation (Net Internal Area\*)

Total	72.28 SQ M	778 SQ FT
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\*The property has been measured in accordance with the RICS Property Measurements Standard 6th Edition

EPC: C-61

**Business Rates:** The rateable value is £13,250. For the rates payable please contact us or [www.voa.gov.uk](http://www.voa.gov.uk)

**Service Charge:** There is a contribution towards common part and external repair and maintenance. This is currently £5,835 per annum and included building insurance.

## Contact:

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