

Indy House
16 Church Street
Honley
HD9 6AH

Rent:
£750 Per
Calendar
Month



LUXURY OFFICE SPACE

17m² (183ft²)

- Office positioned off the attractive first floor landing
- Multi-occupied office building, finished to a high standard and benefitting from high-speed internet/wifi, Visual intercom and secure entry system, access to shared break out rooms, meeting rooms and working pods
- Well positioned in the village of Honley within the Holme Valley

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DESCRIPTION

The office occupies part of the first floor of this attractive stone built property which has recently been refurbished to a high standard to provide a luxury office centre.

The available office extends to 17m² (183ft²) and is the positioned off the attractive landing to the first floor of the building. It has excellent natural light and a characterful fire place.

The office is available to let immediately and occupants will have the ability to use shared meeting rooms, work pods and break out areas, in addition to benefitting from high-speed internet/wifi, Visual intercom and secure entry system.

LOCATION

The property is located along Church Lane in the village of Honley a short walk from the amenities within the village centre along Westgate. It is an attractive location and provides good access to Huddersfield, Holmfirth and surrounding villages.



ACCOMMODATION

FIRST FLOOR – Office 5 **17m² (183ft²)**

OUTSIDE

On-street car parking is available within close proximity.

RENT

£750 pcm

RATEABLE VALUE

Business Rates are included within the rent.

SERVICES

The property has mains gas, water and electricity. All services are included within the monthly rental payment.

VIEWING

Contact the Agents.

Jonathan J Wilson BSc(Hons) MRICS

Jonathan.wilson@bramleys.com

Sheraz Muhammad

sheraz.muhammad@bramleys.com

LEASE TERMS

The property is offered by way of a new lease for a term to be negotiated.

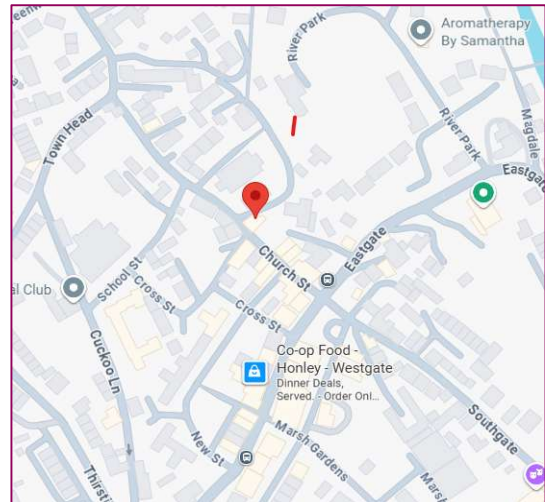
LEGAL COSTS

The incoming tenant will be responsible for the reasonable legal costs of the landlord.

VAT

VAT is NOT charged on the property or rent

EPC ASSET RATING: E



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CONSUMER PROTECTION FROM UNFAIR TRADING REGULATIONS 2008

Bramleys, for themselves and for the Vendors or Lessors of this property, whose Agent they are, have made every effort to ensure the details given have been prepared in accordance with the above Act and to the best of our knowledge give a fair and reasonable representation of the property. Please note:

1. There is a six inch measurement tolerance, or metric equivalent, and the measurements given should not be entirely relied upon and purchasers must take their own measurements if ordering carpets, curtains or other equipment.
2. None of the mains services, i.e. gas, water, electricity, drainage or central heating system (if any) have been tested in any way whatsoever. This also includes appliances which are to be left in situ by the vendors.

PURCHASERS MUST SATISFY THEMSELVES AS TO THE CONDITION AND EFFECTIVENESS OF ANY SUCH APPLIANCES OR SERVICES. FLOOR PLANS NOT TO SCALE - FOR IDENTIFICATION PURPOSES ONLY

14 St Georges Square

Huddersfield

HD1 1JF

t: 01484 530361

e: commercial@bramleys1.co.uk

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