



AVAILABLE TO LET

## 24A Longman Drive

24a Longman Drive, Inverness IV1 1SU



Office for rent, 1,419 sq ft, £10,000 per annum

For more information visit <https://realla.co/m/38099-24a-longman-drive-24a-longman-drive>

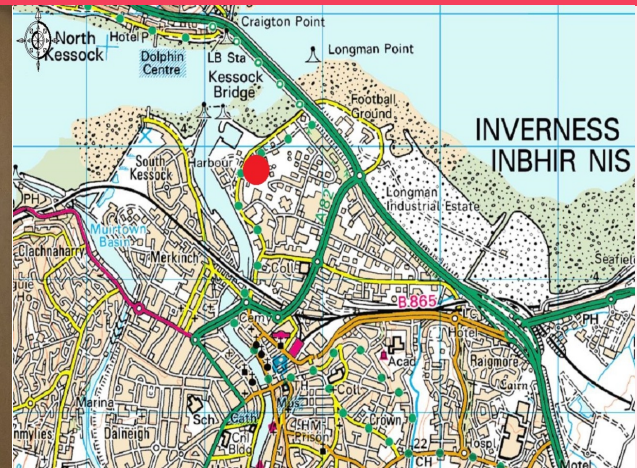
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## 24A Longman Drive

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### Modern Office with Parking

The office premises are located on a cul de sac off Longman Drive, situated close to Inverness Harbour. Surrounding businesses are a mix of industrial and commercial uses. The immediate area is industrial in nature.

The modular premises comprise a semi-detached single storey office. The property has the benefit of allocated car parking.

The office accommodation may be summarised as follows:

Entrance Vestibule and Reception, Hall with Server Cupboard, Office 1, 2, 3 and 4, Meeting Room, Staff Room and Toilet 1, 2 and 3.

The property has the benefit of mains water and electricity whilst drainage is to the public sewer. Heating within the property is of the electric type.

### Highlights

- Modern Ground Floor Modular Offices with Car Parking
- Flexible Terms
- Rental: £10,000 per annum plus VAT
- NIA: 131.81 sq.m / 1,419 sq.ft or thereby

### Property details

Rent	£10,000 per annum
Rates detail	To be confirmed/assessed.
Building type	Office
Size	1,419 Sq ft
VAT charges	Applicable on the rent.
Lease details	The premises are available on flexible terms with limited repairing obligations at a rent of £10,000 per annum payable monthly in advance.
EPC certificate	Available on request

### More information

[Visit microsite](#)

<https://realla.co/m/38099-24a-longman-drive-24a-longman-drive>

### Contact us

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Quote reference: INV-2018\12\0057

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