

TO LET

ENTIRE OFFICE FLOOR IN ATTRACTIVE COURTYARD DEVELOPMENT IN HARROW TOWN CENTRE -

1 HOBBS HOUSE Harrovian Business Village, Bessborough Road, Harrow HA1 3EX



Features

- 924 Sq Ft (85.84 Sq M)
- On Application
- Close to Harrow-on-the-Hill Station
- Allocated Parking
- Air Conditioned
- Own WC's & Kitchen
- New Lease Available

Summary

Harrovian Business Village is a popular office development located within a short distance of Harrow-on-the-Hill Station in Harrow Town Centre.

Available at 1 Hobbs House is the entire first floor of 924 sq ft quality air conditioned offices, which benefit from exclusive use male and female WC's and its own kitchen. The offices also have allocated parking for 2 cars.

New lease available.



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COMMERCIAL

For further information please contact:

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ENTIRE OFFICE FLOOR IN ATTRACTIVE COURTYARD DEVELOPMENT IN HARROW TOWN CENTRE -

1 HOBBS HOUSE Harrovia Business Village, Bessborough Road, Harrow HA1 3EX

Location

Harrovia Business Village enjoys a quiet yet highly convenient location in Harrow Town Centre. Easily accessible by car and within a short walking distance of Harrow-on-the-Hill Station (Mainline and Metropolitan Line).

Description

The first floor office is arranged as open plan work space with 2 further private offices, together with 2 WC's and a kitchen. The entire floor comprises 94 sq ft (85.9 m²). The offices will be newly decorated and benefit from air conditioning, gas heating, suspended ceiling and LED lighting. The entire suite has CAT5 cabling with perimeter trunking and high speed internet connection. There are 2 car spaces included

Tenure

Leasehold

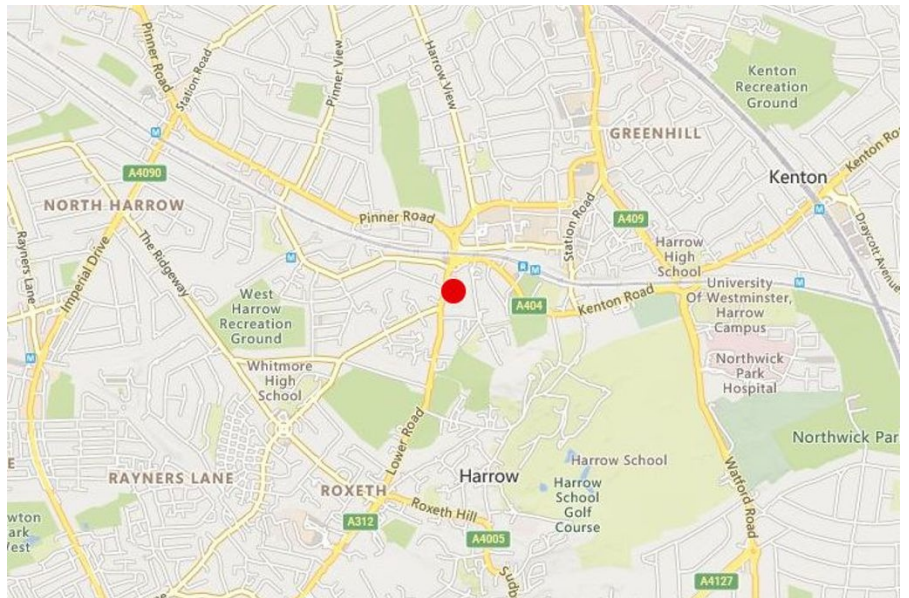
Terms

Available to rent on a new lease. The rent is inclusive of service charge, utilities, broadband and parking. Rent on application.

The occupier is to be responsible for payment of business rates.

Business Rates

London Borough of Harrow. Rateable Value £25,750. Rates payable for 2026/27 will be £14,188.



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Planning

The property has an E class planning use and is available for office use only.

VAT

The property is elected for VAT.

Legal Costs

To be confirmed

Viewing

Chamberlain Commercial are contracted as sole agents and all viewings and negotiations must be arranged through our office. Interested parties who directly contact our clients will be excluded from taking this property.

To arrange a viewing please call Chamberlain Commercial on 0208 429 6899.



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