

# GREYS GREEN BUSINESS CENTRE



## TO LET

### KEY FACTS

- Close to Henley and Reading
- Attractive rural location
- Good on-site parking
- Estate CCTV and security barrier
- Suitable for wide variety of business uses

## Greys Green Business Centre, Rotherfield Greys, Henley RG9 4QG

Unit	Type	Rent	sq. ft.	sq. m.	EPC
UNIT 1	Office/studio	£8,400 per annum	336	31	TBA
UNIT 4E	Office/studio	£5,150 per annum	206	19	E
UNIT 8	Office/studio	£8,800 per annum	398	37	C
UNIT 16	Office/studio	£6,675 per annum	267	25	E
UNIT 18	Office/studio	£14,775 per annum	591	55	E

#### EPC

See table. Certificates are available upon request.

#### TERMS

New full repairing and insuring leases are available directly from the landlord on terms to be agreed.

#### LEGAL COSTS

Each party is to pay its own legal costs.

#### ESTATE CHARGE

TBA

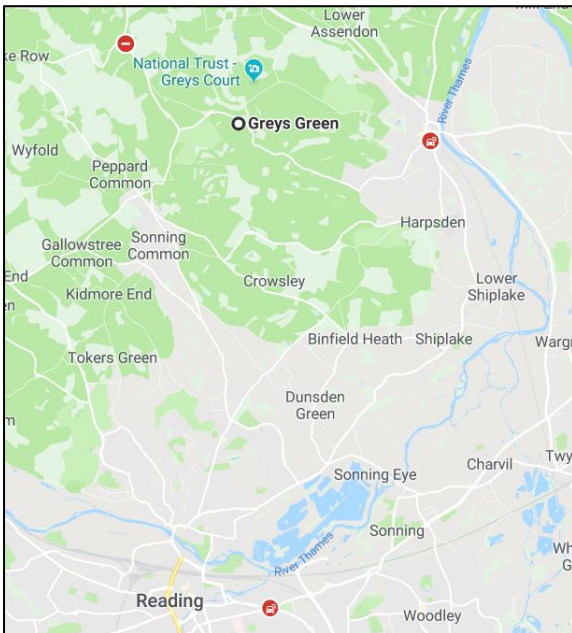
# Transaction • Management • Performance

## DESCRIPTION

Greys Green Business Centre is a commercial estate of 32 units converted from former farm buildings and barns. The development provides a wide variety of styles and sizes of units suitable for offices use. The property offers good parking within a secure gated and CCTV monitored site.

## LOCATION

Greys Green Business Centre is located in a rural setting off the B481 yet close to both Henley-on-Thames and Reading. The busy market town of Henley is approximately 3 miles away and the station provides regular services to London Paddington (1 hour) and Reading (27 minutes). There is an attractive pub in Rotherfield Greys and the nearby village of Sonning Common provides local amenities including shops, pubs and a garage.



Unit 4E



Unit 8



Unit 18

## VIEWING & FURTHER INFORMATION

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### LEASE CODE

You should be aware that the Code of Practice on Commercial Leases in England and Wales strongly recommends you seek professional advice from a qualified surveyor, solicitor or licensed conveyancer before agreeing or signing a business tenancy agreement. The code is available through professional institutions and trade associations or through the website [www.lettingbusinesspremises.co.uk](http://www.lettingbusinesspremises.co.uk)

### MISREPRESENTATIONS ACT 1967

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