



The Westbrook

CAMBRIDGE CB4 1YG

7,822 SQ FT (726.7 SQ M)

OFFICE SUITE TO LET



Availability

The available accommodation comprises an office suite of 7,822 sq ft. The offices have been redecorated and recarpeted and include a fitted kitchen area, server room and store room. A 3-phase power supply is also available.

Indicative office layout

Specification



Air conditioning



Raised access floors



Ground level and undercroft car (17 spaces) and cycle parking



Suspended tile ceilings with integral lighting



New carpeting



Newly redecorated



Male/female & DDA WCs



Shower facilities



CCTV



24 hour on site security



Reception, concierge & FM facilities on site



24 hour access

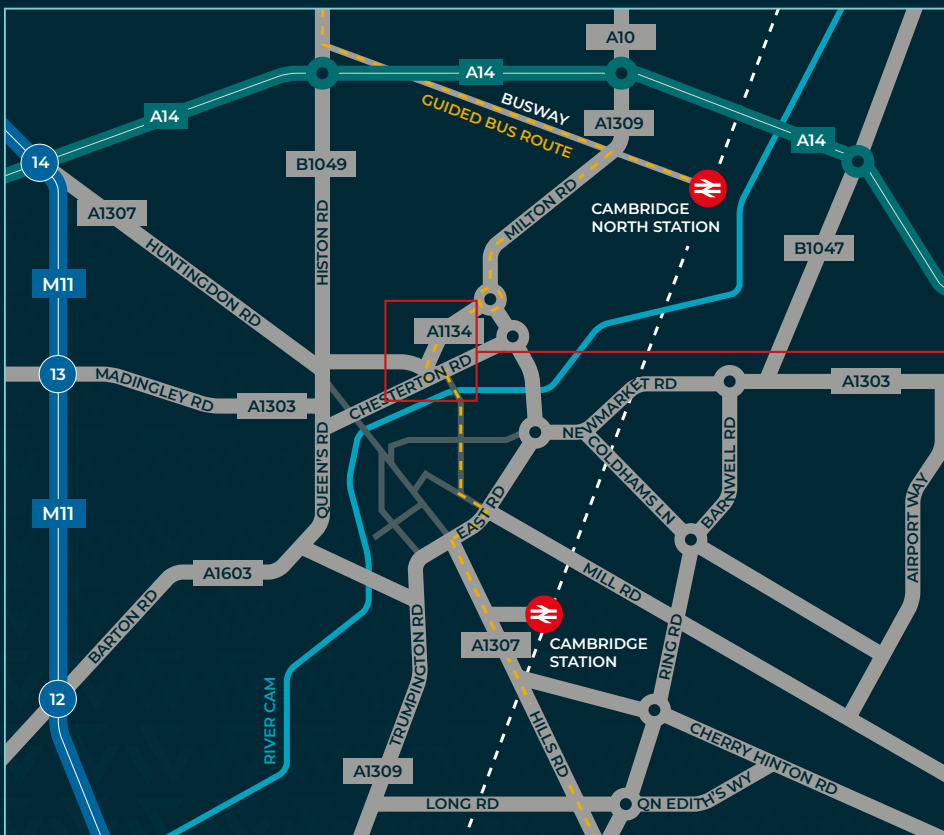
Lease terms

Upon application.

EPC

C – 52.





Location

The Westbrook is located on the northern edge of the city centre, just off Milton Road and Chesterton Road, close to the River Cam and only a 10 minute walk into the historic city centre. Within a few minutes' walk there is a range of pubs, restaurants, cafes and local shopping amenities, including banks, at Mitcham's Corner and along Chesterton Road.



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