



B1(a) Business - Offices - 1,064 sq ft (98.85 sq m)

In Brief

- Self-contained modern office accommodation
- Located in attractive landscaped office park
- Excellent transport links
- Generous car parking

1 Ashurst Court
London Road
Oxford OX33 1ER
TO LET

Location

Ashurst Court is an attractive semi-rural office park conveniently situated off the London Road, to the east of the Wheatley bypass. The site is well located with excellent road access via the A40 to Oxford and onto the M40 at Junction 8/8a to London and Birmingham. A regular bus service runs from Wheatley between Oxford and Aylesbury (Arriva 280 service).

Description

Ashurst Court is a high quality office park with twelve individually designed units set in two courtyards.

Specification

- Double glazing
- Recessed fluorescent lighting
- Gas central heating
- Partitioned offices
- Male & Female WCs
- Kitchenette
- Perimeter trunking
- Fibre broadband (subject to subscription with provider)

Accommodation

The office suite provides 1,064 sq ft (98.85 sq m).

Areas measured in accordance with Net Internal Area.

Rent

Rent on application.



Terms

The unit is available by way of assignment or a new full repairing and insuring lease on a term to be agreed.

The lease will be excluded from the Security of Tenure provisions of the Landlord & Tenant Act 1954.

Rates

Rateable Value - £13,500

Small business rates relief may be applicable.

Local Authority - South Oxfordshire District Council

Estate Charge

The budgeted estate charge for 2019/20 is approx. £1,059.64 pax.

Services

We have not tested the services and give no warrant as to their condition.

Legal Costs

Each party to bear their own costs.

Value Added Tax

All terms are quoted exclusive of VAT where applicable.

EPC

D84

Postcode

OX33 1ER

Enquiries

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