



1 The Pavillions, Stoke Gardens Slough Berks SL1 3QD
A detached office building with adjacent car park
Available on a new lease on terms to be agreed.



A prominent detached office building located close Slough Town Centre, Slough Bus & Railway Station with its links to London & the City on the Elizabeth Line. London Heathrow is within approx. 20-minute commute. Private car park providing spaces for approx. 20 cars.

ACCOMMODATION (All sizes are approximate & the floor plan is for identification purposes only)

The Pavilions Slough

Approximate Gross Internal Floor Area = 649.5 sq m / 6991 sq ft

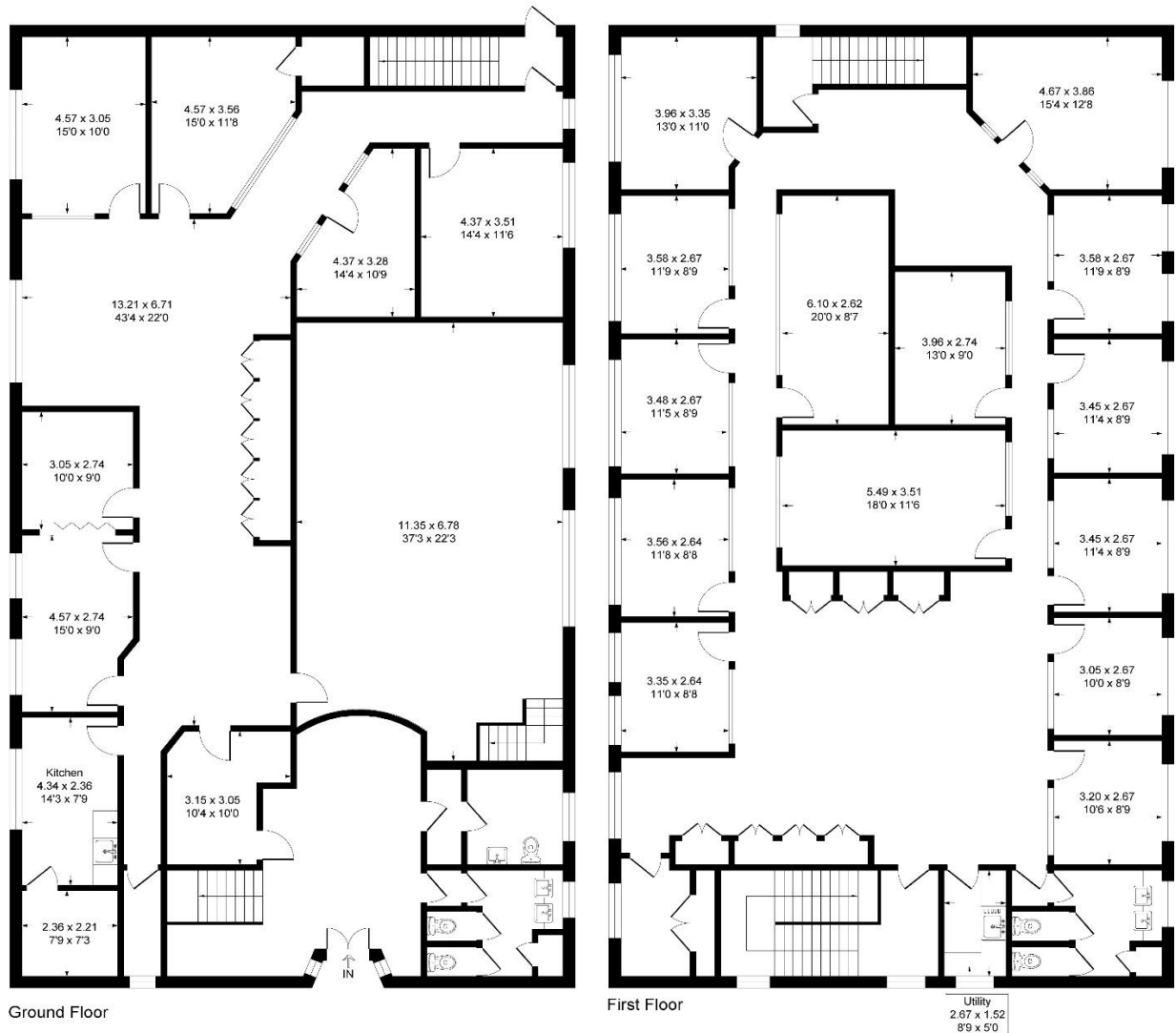


Illustration for identification purposes only, measurements are approximate, not to scale.
Produced By Esjay Property Marketing

RENT

The rent will be £84,000 per annum exclusive of utilities, business rates, building insurance, service charge and VAT etc.

TERMS

Available on a new lease on terms to be agreed.

BUSINESS RATES

The current rateable value is £72,000 (1st April 2023 to present) this is not the rates payable. Rates payable on application.

EPC

Energy Rating E 121

V.A.T.

Unless otherwise stated terms are exclusive of V.A.T. where payable.

VIEWING

Further details and arrangements to view strictly by appointment via Focus Commercial, please telephone Kevin Nee on 01753 770124. Email: kevin.nee@focuscommercial.com

LIMITATION

Measurements are for guide purposes only and are offered for the purpose of assisting any prospective tenant in deciding whether to visit the property. Tenants must make their own enquiries regarding planning, highways and environmental matters. Tenants must rely on their own measurements as the sizes provided are from historic information.