

PART FIRST FLOOR RED CENTRAL HIGH ST REDHILL

2,217 sq ft (205.96 sq m)



ADDRESS

Red Central
Part 1st Floor
60 High Street
Redhill
RH1 1SH

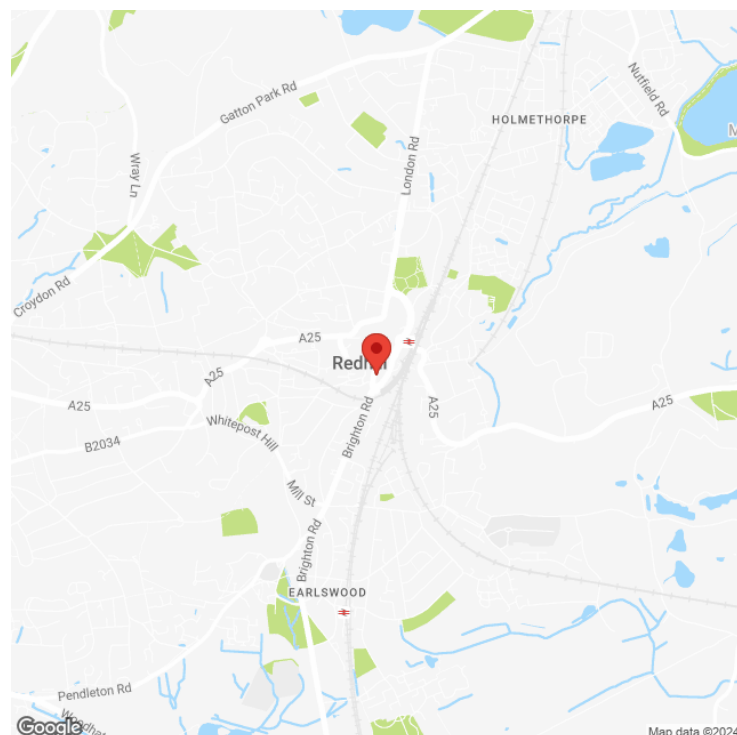
DESCRIPTION

Fully Fitted & Furnished Town Centre Offices - To Let

Red Central is an imposing, modern, Grade A office building in Redhill town centre. The location benefits from being a short walk from Redhill mainline railway station, providing an excellent service to London, surrounding towns and Gatwick Airport.

The accommodation is on the first floor and totals 2,217 sq. ft. The space has been fully fitted to a very high standard.

Dated: 23/11/2024



SPECIFICATION

- Four pipe fan coil air-conditioning
- Fully accessible floors (110 mm clear void)
- Suspended ceiling
- Recessed lighting
- 3 x 10 person lifts
- Full height glazing
- Fitted kitchenette / breakout area
- Comms room
- Boardroom
- Meeting room
- Structured cabling (Cat 5e)
- 24 open plan workstations

Tenure	Leasehold
Rent	£53,208 per annum exclusive
Service Charge	£12.98 per sq ft
Rates	£12.05 per sq ft
Size	2,217 sq ft (205.96 sq m)

CONTACT

David Smith
BSc (Hons) MRICS
T 01737 230739
M 07801 700656
E david.smith@michaelrogers.co.uk

Dated: 23/11/2024

The accuracy of any description, dimensions, references to condition, necessary permissions for use and occupation and other details contained herein is not guaranteed and is for general guidance only and prospective purchasers or tenants must not rely on them as statements of fact or representations and must satisfy themselves as to their accuracy. Neither Michael Rogers LLP nor any of their employees or representatives has any authority to make or give any representation or warranty or enter into any contract whatever in relation to the Property. Prices quoted in these particulars may be subject to VAT in addition. The reference to any mechanical or electrical equipment or other facilities at the Property shall not constitute a representation (unless otherwise stated) as to its state or condition or that it is capable of fulfilling its intended function. Prospective tenants/purchasers should satisfy themselves as to the fitness of such equipment for their requirements. Michael Rogers LLP is a Limited Liability Partnership registered in England (Number OC344608). Registered Office: Chapter House, 33 London Road, Reigate, Surrey, RH2 9HZ

Michael Rogers LLP is a Limited Liability Partnership registered in England (Number OC344608). Registered Office: Chapter House, 33 London Road, Reigate, Surrey, RH2 9HZ