



durlings

chartered surveyors
and property consultants

Dowding House & Frant House • Coach & Horses Passage • The Pantiles • Tunbridge Wells TN2 5NP

Offices To Let – from 1338 to 6272 sq ft

COMMERCIAL

Location

This prominent building is situated in The Pantiles, behind The Corn Exchange and overlooking Sussex Mews.

The main line train station is close by, about a 10-minute walk, and located at the end of the High Street.

Description

Self-contained well-presented air-conditioned office suites over the 1st & 2nd floors.

The building has spacious entrance lobbies, with a lift serving the office in Dowding House.

Each office will have an allocated underground car space. There is also "Pay & Display" parking available on the other side of Sussex Mews.

Floor Areas

1st floor

Dowding House – **1484 sq ft**

Frant House – **1859 sq ft**

Combined - **3425 sq ft**

2nd Floor

Dowding House – **1493 sq ft**

Frant House – **1338 sq ft**

Combined - **2847 sq ft**

As a whole - **6272 sq ft**

**Plans available on request.*

Terms

Lease terms for individual or combined suites by arrangement.

Rents

1st floor

Dowding House – **£25,250**

Frant House – **£31,500**

Combined - *On application*

2nd Floor

Dowding House – **£25,400**

Frant House – **£22,000**

Combined - *On application*

As a whole - *On application*

The above rents are per annum and will be exclusive of all other outgoings.

The rent is subject to VAT.

Business Rates

To be reassessed. Details on application.

Interested parties are advised to clarify the rates payable with the local authority – Tunbridge Wells Borough Council – 01892 526121.

Service Charge

Current service charge – on application. Estimated at £10.50 / sq ft pa

Viewings

Strictly by appointment and accompanied.

T – **01892 552500**

Rupert Farrant – rupert@durlings.co.uk

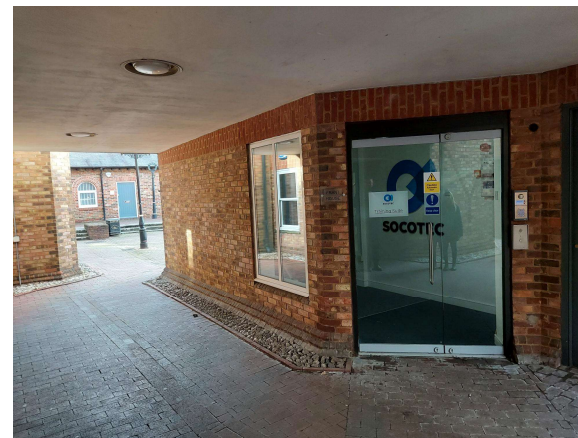


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- Subject to contract & lease
- Subject to receipt of satisfactory references & accounts
- A security deposit will be required.





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