

TO LET short term

Listers
PROPERTY CONSULTANTS

Office/clinical/leisure

Sandon Court, The Millfields, Plymouth, PL1 3JB

Flexible size – whole or part building

**Short lets invited for a variety of potential uses,
pending residential redevelopment.**



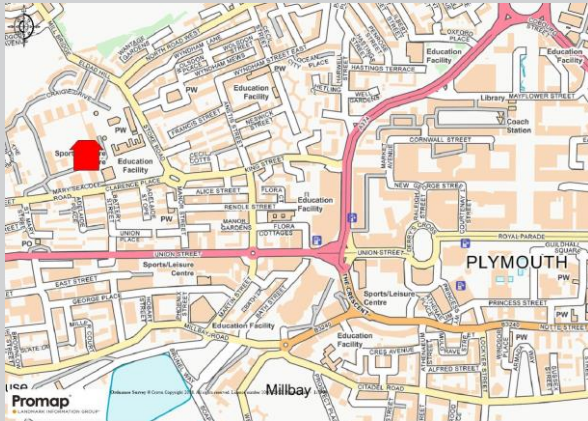
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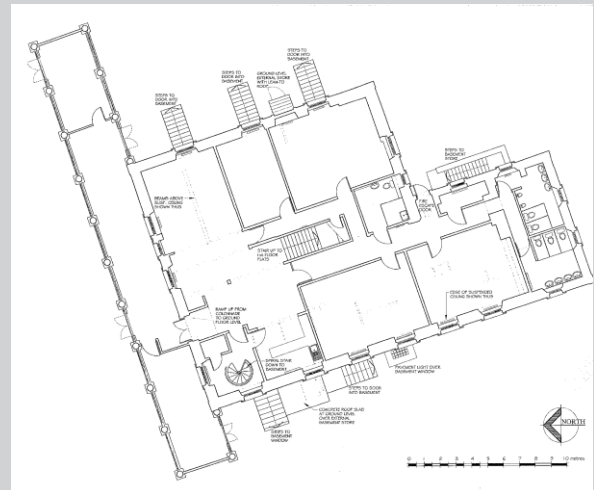
Location

The Millfields lies approximately half a mile to the west of the city centre, station and main bus interchange. It comprises a peaceful campus environment, of mixed housing and offices, converted from a former Naval hospital, arranged around a splendid lawned quadrangle, with tidy estate roads and landscaping. There is a small café on site and some visitor parking.



	m ²	ft ²
Basement Floor	102	1,096
Ground Floor	124	1,330
First Floor	126	1,356
TOTAL net	352	3,782
(TOTAL gross)	679	7,308)

Dedicated parking for up to 12 cars is included.



Description

The property comprises a “link detached” former hospital building which has been sympathetically restored and converted to a modern office specification with private car parking.



The current permitted use is as a D1 educational establishment. Other uses will require Planning and Listed Building Consents.

Accommodation

Comprises ground and first floors with an enclosed ground floor colonnade plus a remarkably dry basement, divided into multiple rooms, from as little as 16m², many capable of self-containment.

Services

All mains services are supplied to the property.
EPC: D 97

Business Rates

Rateable Value 2017: to be assessed
UBR multiplier 2019/20: 49.1p in the £

Terms of Availability

The property is available immediately for short lets (up to 3 years), on flexible leasehold or licence terms, Subject to contract.



Viewing

Via Listers, during normal office hours.

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Email: enquiries@listers.uk.com

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