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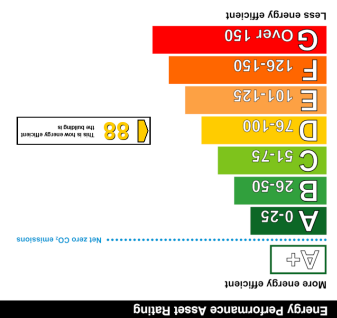
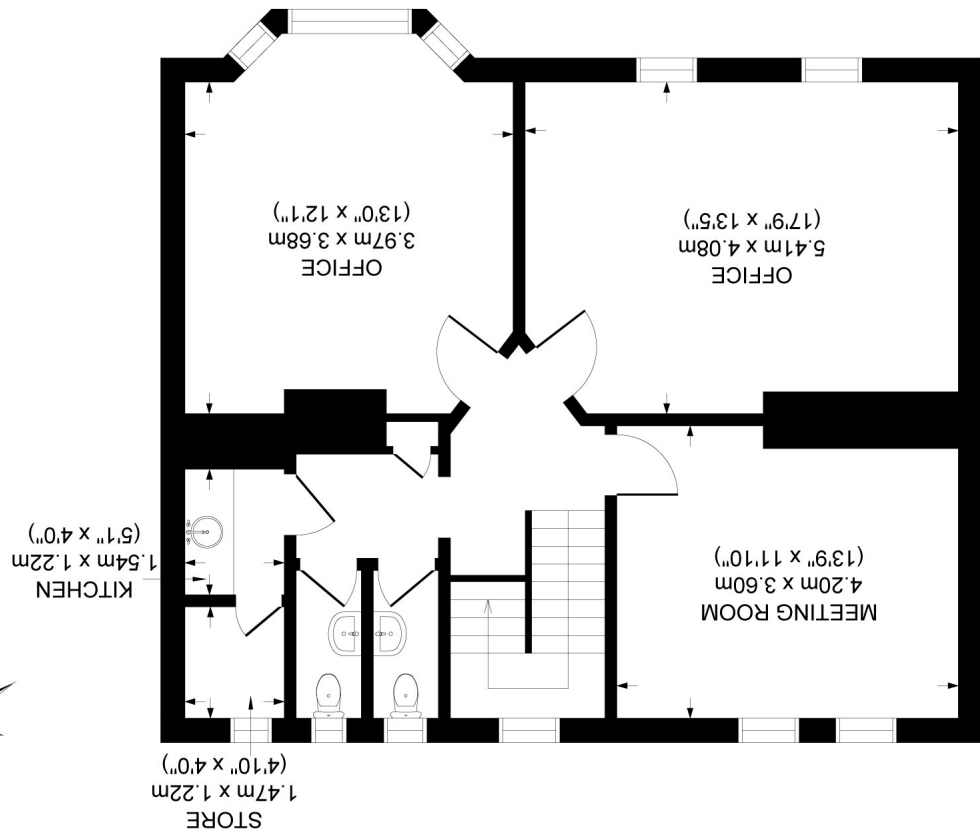
In the event of the Agents supplying any further information or expressing any opinion to a prospective Purchaser, whether oral or in writing, such information or expression of opinion must be treated as given on the same basis as these Particulars.

All measurements of walls, doors, windows and fitting and appliances, including their size and location, are shown as standard sizes and therefore cannot be regarded as a representation by the seller.

JOHN NASH & CO.

APPROX. GROSS INTERNAL FLOOR AREA 817 SQ FT / 76 SQ M
92 HIGH STREET, GREAT MISSENDEN, HP16 0AN

GROSS INTERNAL FLOOR AREA 817 SQ FT



92 High Street | Great Missenden | Buckinghamshire | HP16 0AN

£15,000

JOHN NASH & CO.

FIRST FLOOR SELF CONTAINED OFFICE SUITE | TWO PARKING SPACES | KITCHEN | MALE & FEMALE WCs | PERIOD FEATURES | PROMINENT HIGH STREET LOCATION IN A PICTURESQUE CHILTERN VILLAGE



This First Floor Self Contained Office Suite, consisting of three offices, a kitchenette, two toilets and a store room benefits from a PRIME HIGH STREET position and comes with two reserved parking spaces. Six year lease available with a three year break clause. £15,000 per annum exclusive of rates.

THE PROPERTY

The property consists of three offices, a kitchenette and two toilets, store room all set out as per the floor plan. The property is reached by a pedestrian access from the High Street to the rear of a hairdressers and also accessed by vehicles via a rear road (Back Road) into the car park. There are two reserved parking spaces for the office suite. The offices provide good accommodation which is centrally heated and is reached via stairs from the rear entranceway off of the car park.

LOCATION

Great Missenden is a popular village serving a wide rural area. The historic High Street with its Listed Buildings, offers a mix of houses and business premises. Great Missenden has a main line station to London Marylebone served by Chiltern Railways, and is also conveniently placed for access on to the M25 and M40 motorways.

LEASE

Suggested six year lease, with a break clause/rent review at three years. Commencing rent of £15,000 per annum, exclusive of rates.

