

HARBURY ROAD

— Deppers Bridge —

CV47 2SZ

FOR SALE / TO LET
Character Office Building
250.55 sq m (2,697 sq ft)

Harbury Road
Deppers Bridge
Southam
Warwickshire
CV47 2SZ

BROMWICH
ARDY
024 7630 8900
www.bromwichhardy.com

HIGH QUALITY CHARACTER OFFICES

Set within the leafy rural village of Deppers Bridge, located in the heart of the Warwickshire countryside.

- Flexible open-plan office space
- Sympathetically renovated historic buildings
- Elegantly landscaped grounds
- Two mezzanine offices at first floor level
- 17 on-site parking spaces
- Kitchen Facilities
- Shower Facilities

Offers in the Region of
£495,000 / £40,000 p.a.



VIRTUAL TOUR



XXXXX

LOCATION

This property provides quality, character office accommodation set on beautifully landscaped grounds. The building itself comprises a brick-built, L-shaped rural building of timber frame construction. There are spacious, open-plan offices on the ground floor in addition to two mezzanine offices at first floor level. The offices benefit from excellent natural light, kitchen, WC and shower facilities. The offices also benefit from 17 parking spaces.

DESCRIPTION

The property is located in Deppers Bridge, a rural village to the south-west of Southam. Southam town centre is a 5 minute drive, providing access to numerous shops and restaurants. Kineton Road Industrial Estate, Southam's major industrial location, is a 3 minute drive away. Further afield, Leamington Spa and Coventry can be reached in 14 and 20 minutes respectively. Junction 12 of the M40 can also be reached in under 10 minutes.



TENURE

This property is available for sale freehold or for rent by way of a new lease on terms to be agreed..

BUSINESS RATES

This property has a rateable value of £25,000.

VAT

VAT will not be chargeable.

THE SPACE







VIEWING

By appointment through the sole agent.

BROMWICH
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