



PARKER KNIGHTS

REAL ESTATE

SPECTRUM 5, SPECTRUM BUSINESS PARK, SEAHAM, SR7 7TT



DETAILS

ACCOMMODATION

Source: www.voa.gov.uk

| Floor | SQ FT |
|--------|--------|
| Ground | 13,046 |
| First | 13,456 |
| Second | 13,456 |
| Total | 39,958 |

EPC

Rating: B

ASKING RENT

From £7.00 per sq ft

SERVICE CHARGE

Estimated: £1.50 psf

BUSINESS RATES

Rates payable circa £1.79 psf.
Further enquiries should be made to the local council.

TERMS

CAR PARKING

1 space per 293 sq ft

TENURE

New lease available

LEGAL COSTS

Each party to bear their own legal costs incurred in the transaction

VAT

The rent is exclusive of VAT where chargeable

ABOUT

DESCRIPTION

Spectrum 5 is a three story office building benefitting from the following specification:

- 3m floor to ceiling height
- Raised flooring
- LG7 lighting
- Redecorated
- Shower and WC facilities
- External cycle storage
- 8 person passenger lift
- Heating and cooling
- Suites from 3,000 sq ft



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CONTACT

AGENT DETAILS

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