

**First Floor Offices,
280 Church Street,
Blackpool**

REF: MIS913L

- * **First Floor Offices**
- * **Town Centre Blackpool**
- * **Excellent All Year-Round Trading Location**
- * **Prominent Position**
- * **In Superb Order Throughout**
- * **Car Parking**
- * **Viewing Recommended**

DESCRIPTION: Kenricks are delighted to offer these beautifully appointed First Floor Offices for Lease.

These stylish and contemporary offices are situated on the busy all year-round trading location of Church Street in Central Blackpool, being close to Estate Agents, Solicitors and Accountants.

Viewing Highly Recommended.

Ground Floor

Main Entrance leading to internal Staircase.

First Floor (approx. 881sq ft)

Reception / Office Area with laminate flooring and concealed lighting.

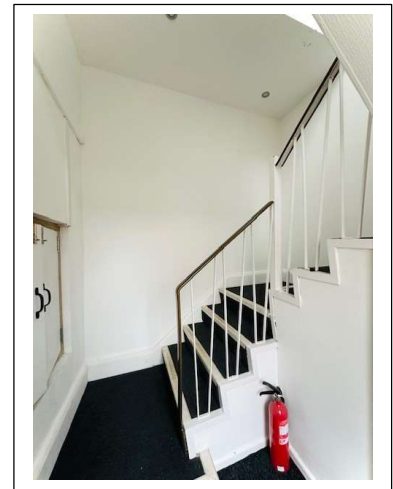
Double Doors leading to Fabulous Open Plan Office with concealed lighting, laminate flooring and floor to ceiling bay windows.

Office 2, with laminate flooring, concealed lighting and dual aspect windows.

Storeroom or Small Office space with laminate flooring and concealed lighting.

Kitchenette.

Toilet.



REF: MIS913L

EXTERIOR: Car Parking to the side of the property.

AGENTS NOTES: The property is double glazed. Electric storage heating throughout. The incoming tenant maybe responsible for the Landlords Legal Fees in this transaction.

TENURE: Leasehold – New flexible lease offered at a Rent of £7,500 pa.

PRICE: No Ingoing

VIEWING: By appointment through Kenricks 01253 420420.

