



Turner Locker

Commercial Property Consultants

Southernhay Lodge
Barnfield Crescent
Southernhay East
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5 BARNFIELD CRESCENT, SOUTHERNHAY

EXETER EX1 1QT



Single Office To let
on inclusive flexible terms -Parking Available

T4 3rd Floor office, 5/6 Barnfield Crescent, Exeter

LOCATION; Barnfield Crescent is a prestigious private crescent running off Southernhay East, Exeter's prime central business district. In a few minutes walk from the city's High Street and the Princesshay shopping centre. Also within easy walking distance are the Central main line railway station and the bus and coach stations. Despite its central location and accessibility Barnfield Crescent retains a rare degree of tranquility and 'exclusivity'.

ACCOMMODATION

The offices is on the third floor of this period building. Access is from the main entrance and staircase of 5 Barnfield Crescent. There is a toilet on this floor, and kitchen, but additionally there are men's and ladies toilets and another communal kitchenette on the lower ground floor.

Monthly Office costs are shown which are payable by standing order in advance.

It includes;

Rent, light, heat, buildings insurance, Service charges, water rates, cleaning of common areas.

Tenants are only responsible for their own telecom costs and for cleaning and maintaining the internal decorative order of their offices and business rates (and should be able to get 100% small business rate relief)

Office	Size-SQM	Monthly Inclusive Cost
T4	4.1m x 3.38m (plus recess 2m x 0.76m)	£499.00 pcm

Available Oct 2017

More photos here

<http://www.turner-locker.co.uk/properties/5-barnfield-crescent-exeter-ex1-1qt/>



CAR PARKING

Car parking spaces may be available on a separate license agreement.



Rateable Value; £1350 payable before Small business rate relief
(should be available, contact Exeter City Council; 01392 277888) circa £600pa

VIEWING

By appointment with **Turner Locker.**

Tel; 01392 201 202 mark@turner-locker.co.uk

www.turner-locker.co.uk



SUBJECT TO CONTRACT - EXCLUSIVE OF VAT WHERE POSSIBLE

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