

**UNIQUE OFFICE ACCOMMODATION
1ST & 2ND FLOOR SUITES**

TO LET



24-26 MEETING HOUSE LANE

BRIGHTON BN1 1HB



01273 321 123

GSP.UK.COM

Location

Situated in the heart of Brighton's famous Lanes area, renowned for its exciting mix of retail concerns, restaurants and individual shops with residential accommodation over. Close by is the new Hannington Lane specialist retail development and the area experiences high pedestrian flow at all times of the day. Local occupiers include Camelot Jewellers, Bath Arms Public House and Riddle & Finns.

Accommodation

Shared access from Meeting House Lane with stairs leading to the first and second floor office suites. Configured as open plan with separate male and female wc facilities

Suites currently available:

Office Suite 2c	64 ft²	£1,500 per annum exclusive
Office Suite 3a	128 ft²	£2,400 per annum exclusive

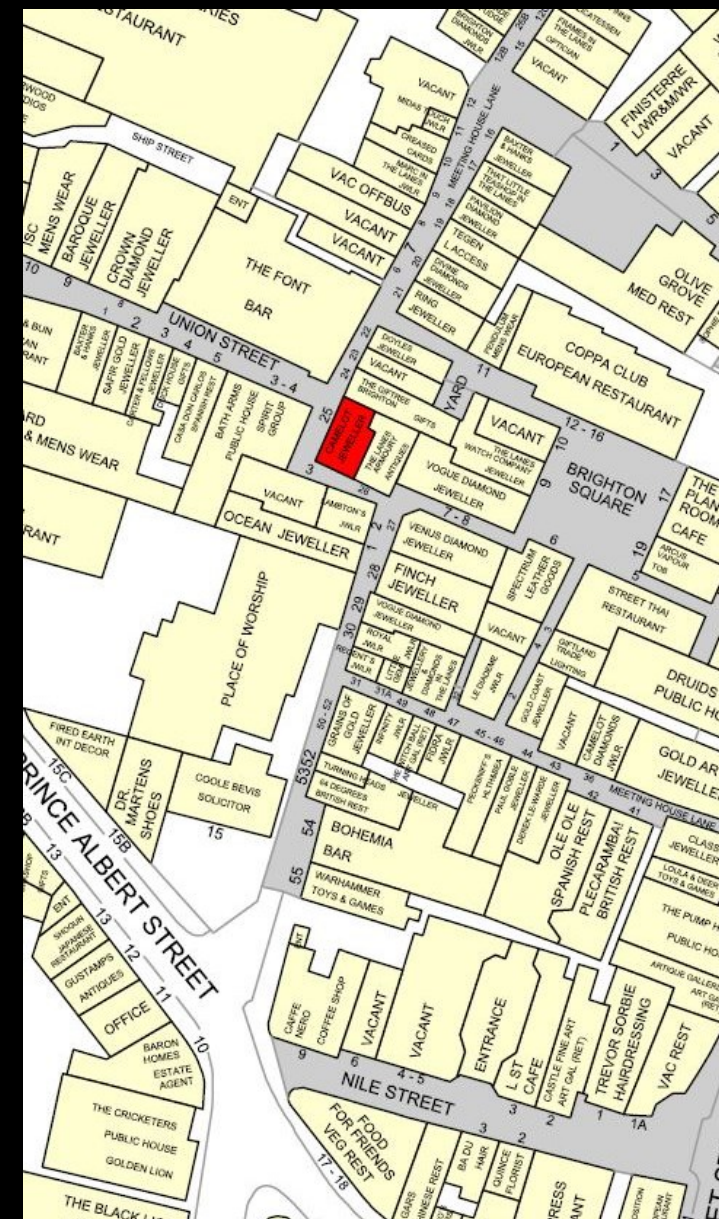
amenities & services not tested
all measurements are approximate

Terms

The premises are available on flexible license agreements with a contribution towards the building insurance and service charge. The property may be elected for VAT and therefore VAT may be payable on the terms quoted. Each party to be responsible for their own legal fees.

Rateable Value 2c - £2,075, 3a - £2,150 (2017 assessment)

EPC The property is Grade II listed and we understand it is therefore exempt from requiring an EPC



Viewing by appointment with sole letting agent **GRAVES SON & PILCHER LLP**



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