

High Quality Office Barn Conversion

North Barn

Featherbed Court, Mixbury, Northants, NN13 5RN

TO LET



1,330 sq ft (123.56 sq m)

TO LET - £18,000 Per Annum Exclusive

WHITE COMMERCIAL SURVEYORS LTD

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whitecommercial.co.uk

white
commercial.co.uk

Sq Ft	Sq M	Current Use	Rent Per Annum	Service Charge	2023 Rateable Value	EPC
1,330	123.56	Class E	£18,000	£2,360	£15,250	D - 83

Location

Featherbed Court is located at Middle Farm on the outskirts of Mixbury, 3 miles south east of Brackley just off the A421 and 5 minutes from Junction 10 of the M40, also 1½ miles from the A43 Silverstone dual carriageway linking the M1 (Junction 15) and M40 (Junction 10).

Description

The accommodation forms part of a private complex of quality office barn conversions. The offices benefit from original character features, combined with modern features, which include double-glazed Velux windows, suspended track lighting, perimeter trunking and recessed electrical floor boxes. Heating is provided by independent electrical means and benefits from separate male and female WC's.

The site has substantial shared car parking facilities and each suite also benefits from having access to a selection of quirky external on-site 'meeting-pods'. View a quality selection of drone photographs and visit the official Featherbed Court website at www.featherbedcourt.net.

Accommodation

Floor	Use	Sq M	Sq Ft
Ground	Office	123.56	1,330
Total		123.56	1,330

Measured in accordance with the current IPMS Code of Measuring Practice

Terms

The building is available on a new fully insuring and repairing lease at a rent of £18,000 per annum, subject to contract.

Services

A service charge is payable in addition to the rent, charged quarterly in advance. This covers the maintenance and cleaning of shared areas of the premises including landscaping and cleaning of the car park; building Insurance premium; waste collection; water rates and external building maintenance.

Rates

The current rateable value for premises from April 2023 is £15,250. This is not what you pay. Further details are available from White Commercial.

VAT

We understand that VAT will be payable in addition.

Viewing and further information

Please contact Chris White & Harvey White

Tel: 01295 271000

Email: chris@whitecommercial.co.uk
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Chris White



Harvey White

VIEWING AND FURTHER INFORMATION

These particulars are intended as a guide and must not be relied upon as statement of fact. They are not intended to constitute part of any offer or contract.

If you wish to stop receiving information from White Commercial Surveyors, please email info@whitecommercial.co.uk or call us on 01295 271000. Please see www.whitecommercial.co.uk for our privacy policy. January 2023.