

## OFFICE SUITE – TO LET



### GUARDIAN HOUSE, BOROUGH ROAD, GODALMING, SURREY, GU7 2AE

**\*AVAILABLE 1<sup>ST</sup> JANUARY 2012\***

The Maple Suite, Office 3 - 575sqft (53.4sqm)

Self-contained office with shared toilets and kitchen

Inclusive of 3 parking spaces (extra available)

Air conditioning and excellent natural light

2 minutes Godalming Railway Station / 3 minutes Town Centre

Godalming Guardian House  
Borough Road, Godalming, Surrey, GU7 2AE

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<b>Location</b>
Guardian House is situated on Borough Road and is a 4 mins walk from the Town Centre and a 3 minutes walk from Godalming Station
<b>Office Details</b>
Size - 575 sq ft / 53.4 sq
The office shares kitchen and toilet facilities which have been refurbished in the last 6 months. Each office is individually alarmed with key fobs supplied. Parking is available 24/7 with guaranteed spaces within marked bays.
<b>Rent</b>
<b>£1575 + VAT</b> per calendar month inclusive of 3 guaranteed parking space.
*Short term leases available*
<b>Business Rates</b>
Monthly rental price is inclusive of business rates.
<b>Service Charges</b>
Monthly rental price is inclusive of service charges


