

# TO LET

75 - 1,450 Sq Ft

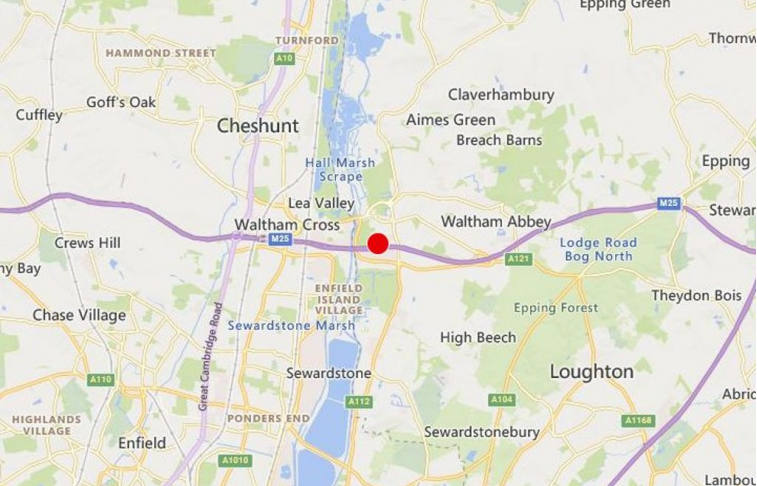
(6.97 - 134.7 Sq M)

- › Flexible/long-term lease terms
- › Easily accessible via road and public transport
- › Free parking
- › Fob entry with 24/7-hour access
- › Manned reception



## BizSpace (M25 Business Centre)

Ability House, 121 Brooker Road, Waltham Abbey, EN9 1JH



## LOCATION

- The property is situated within a business and trading estate in close proximity to the historic Essex market town of Waltham Abbey and can be found just north of the M25, between junctions 25 and 26, boarding Essex, Hertfordshire, and London
- The town centre is just a ten-minute walk, with many restaurants, cafes, shops, and supermarkets
- M24 (Junction 26) - (1 Mile)
- Waltham Cross Train Station - (2 Miles)

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Google Maps

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## DESCRIPTION

- The M25 Business Centre by BizSpace is an impressive four-storey, modern office building offering a wide range of products to suit business of all sizes which are available on both flexible and long-term agreements
- The office accommodation is offered both furnished or unfurnished and benefits from suspended LED lighting, air conditioning/heating units, fob entry system, and cat 5 data cabling
- The building benefits from a host of sought-after amenities including but not limited to an on-site café, free parking, passenger lift, communal W/C and kitchen facilities, bookable meeting rooms, tasteful break-out areas, and 24/7-hour access

## TERMS

Available by way of a new FRI lease for a term to be agreed. Rent available on application.



## ACCOMMODATION (Net Internal Area\*)

**Four Storey** **134.7 SQ M** **1,450 SQ FT**

\*The property has been measured in accordance with the RICS Property Measurements Standard 6th Edition

EPC: TBC

## CONTACT:



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