



Office Space

Office 1 Wyvern House, Sark Road, Sheffield, S2 4HG

The space is currently arranged as 4 offices set around a communal reception with a further kitchen and WC facilities. Access to the unit is provided by way of the communal lobby. The property has been completely re-decorated and is ready for occupation. There are 6 parking spaces allocated to the unit.

Accommodation

87.32 Sq.m or 940 sq. ft

Rent

£9,000 per annum plus vat

Lease Terms

Full repairing and insuring terms on long or short term.

Services

All mains services are available and telephone duct installed.

Availability Straight Away

Location

The offices are located on Sark Rd close to the junction of London Rd/Queens Rd (A61). The property is within the Old Forge Business Park complex. It is located less than two miles south of Sheffield City Centre and 11 miles from Chesterfield.

**Rates**

Sheffield City Council. (please confirm rates directly with the Council)

Rateable Value £6,500

Rates Payable £3,116

Please contact Sheffield City Council directly to confirm the business rates and any relief you may be entitled to.

MISREPRESENTATION ACT 1991

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