



MOUNT WISE HOUSE, MOUNT WISE, PLYMOUTH, PL1 4QU

OFFICES TO LET FROM £2,538pa

Listers
~ PROPERTY CONSULTANTS

LOCATION:

Plymouth is the largest City on the south coast of England and is a major port and university town. It is located approximately 45 miles south west of Exeter and 120 miles south west of Bristol.

The prestigious Mount Wise site is located in Devonport, just to the west of the City centre, overlooking the River Tamar, Mount Edgcumbe and Plymouth Sound.

DESCRIPTION:

Mount Wise House is a fine Georgian, Grade II listed, former Naval residence which now provides quality serviced office accommodation across four floors, designed to be quick and easy for new/small businesses, with suites ranging in size and prospect. There is a shared entrance and lobby area, kitchen and WC facilities on ground and first floor, network cabling installed with fibre Broadband link, each office is carpeted and has fluorescent lighting and heating.

**LEASE TERMS:**

The accommodation is offered on simple, flexible, short-form leases, with rental prices starting from £2,538pa+VAT, including service charge, management & estate charge and utilities.

LEGAL COSTS:

Each party to bear their own costs.

BUSINESS RATES:

We refer you to the government website: www.tax.service.gov.uk/view-my-valuation/search Rates are individually assessed and up to 100% small business rates relief may be applicable. To find out how much business rates will be payable there is a business rates estimator service via the website.

ENERGY PERFORMANCE CERTIFICATE:

Not applicable due to being a listed building.

**VIEWING AND CONTACT INFORMATION:**

Please contact:-

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FLOOR PLANS

