TO LET

Listers
PROPERTY CONSULTANTS

3 Endeavour House

Parkway Court, Longbridge Road, Marsh Mills, Plymouth PL6 8LR

3,535 ft² / 328 m²

Two storey offices with ample parking

Tel: 01752 222135
Email: enquiries@listers.uk.com

www.listers.uk.com

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Location

Marsh Mills forms the principle gateway to Plymouth from the east and the nearby retail park and leisure facilities are familiar landmarks, such that Parkway Court is an excellent location for businesses to be recognized and accessed from the adjacent A38 Devon Expressway.

The City centre is 3 miles to the south and Exeter is 40 miles to the East. There are frequent bus services to the city centre from a nearby bus stop.

Description

Endeavour House is one of three similar, two-storey buildings overlooking the Parkway, at the entrance to the Marsh Mills Retail Park, in a well-maintained, modern, courtyard development.

Unit 3 offers open plan accommodation in good decorative condition, with demountable offices, tea point and meeting room, structured cabling and VDU-compatible lighting, male, female and accessible toilets.

15 dedicated car parking spaces.

Accommodation

	m²	ft²
Ground Floor	157	1,693
First Floor	171	1,842
TOTAL	328	3,535

Services

All mains services are supplied. A service charge is levied for the upkeep of common parts. EPC: 84.

Business Rates

Rateable Value 2017:	**£35,250**
UBR multiplier 2020/21:	**51.2p in the £**

Terms of Availability (subject to contact)

The property is available immediately, as a whole or floor by floor, on flexible leasehold term from £10/ft²pa.

Viewing

By appointment during business hours via:
Listers 01752 222135
***Or* Joanne High at Vickery Holman 01752 234123.**

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