



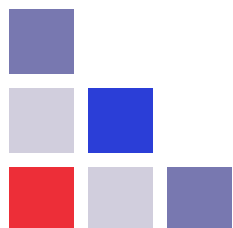
Peel Suite

COMMERCIAL OFFICE

Rational House, 32 Winckley Square, Preston PR1 3JJ

Hazelwells Commercial are delighted to offer to let this immaculately presented office space offered on flexible terms and including bills. Situated in the heart of the professional and financial central business district of Preston City Centre. Furnished office space within this desirable Georgian building on Winckley Square - positioned at the rear of the first floor. Walking distance of Preston Train Station, Fishergate Centre, car parks and all amenities. A2 Financial and professional services.

Monthly Rental Of £750



Hazelwells
sales & lettings

Office 1

14' 1" x 14' 1" (4.28m x 4.28m)

Open arch to

Office 2

8' 0" x 18' 2" (2.45m x 5.53m)

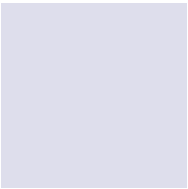
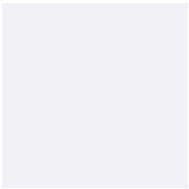
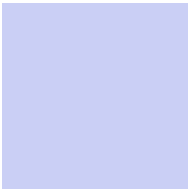
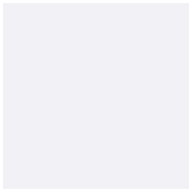
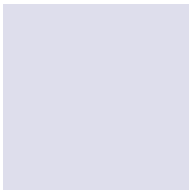
Rent From £750pcm
(upto 4 workstations)

Service Charge 10%

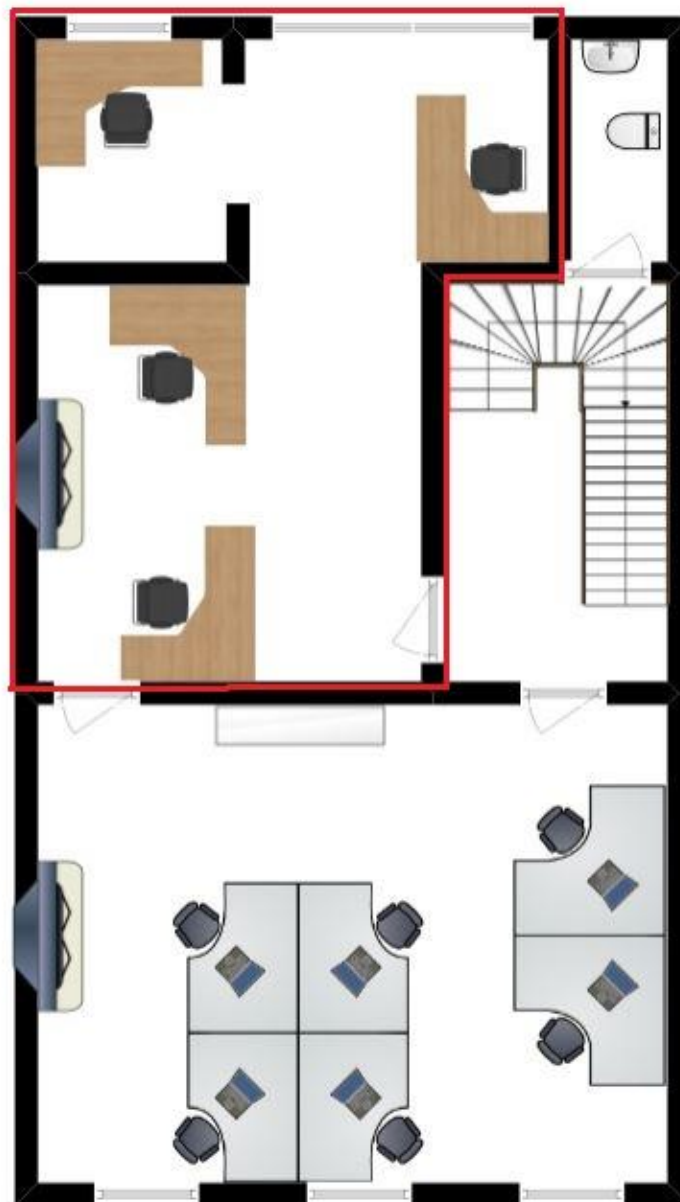
VAT VAT is charged at the current rate

Use of Atrium Meeting Room.
Communal wc's & Kitchen facilities.

BILLS, RATES & Wi-Fi INCLUDED







FIRST FLOOR

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If you are thinking of selling or rent your home why not ask us to provide a free market appraisal with detailed valuation report and see how our fresh & enthusiastic approach to marketing will help to sell your house. **PROPERTY MISDESCRIPTIONS:** The agent has not tested any apparatus, equipment, fixtures and fittings, or services, so cannot verify that they are in working order or fit for the purpose. References to the Tenure of the property are based on information supplied by the Vendor. The agents have not had sight of the title documents. The buyer is advised to obtain verification from their Solicitor. Fixtures & Fittings other than those mentioned within these details need to be confirmed with the seller. Please note that any services, heating systems or appliances have not been tested and no warranty can be given or implied as to their working order. Hazelwells have produced these details in good faith and believe them to provide a fair and accurate description of the property. Following viewing and prior to financial commitment, prospective buyers should satisfy themselves as to the property's suitability and make their own enquiries relating to specific points of importance. The accuracy of these particulars is not guaranteed and they do not form part of any contract. You are advised to check the availability of any property before travelling any distance to view.