

# OFFICE SUITES - TO LET

**KEMBERTON ROAD OFFICE SUITES,  
KEMBERTON ROAD, HALESFIELD, TELFORD,  
TF7 4QS**



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## LOCATION:

The premises are located prominently on Halesfield 16 in Telford, accessible via estate roads from the A442 Queensway dual carriageway linking the North & South Telford with the Town Centre, Railway station and junctions 4 & 5 of the M54.

## DESCRIPTION:

The premises comprise a range of modern office suites within an established shared occupation commercial premises.

## AVAILABILITY/PRICE:

Current Availability:				
Suite:	Size (sq.ft)	Size (sq.m)	All Inclusive Rent (pcm)	Availability
Office 5	107.6	10	£325 + VAT	AVAILABLE

NOTE: MONTHLY FEE INCLUDES: RENT / FURNITURE / UTILITIES / PARKING / BROADBAND / WC & COMMON AREA CLEANING & SUPPLIES / USE OF KITCHETTE / 24 HR ACCESS / SECURITY / ESTATE MANAGEMENT  
OCCUPIERS REMAIN RESPONSIBLE FOR: BUSINESS RATES (MOST OCCUPIERS ARE ELIGIBLE FOR SMALL BUSINESS RATES RELIEF) & TELEPHONE CALLS.

## VIEWINGS:

For further information or to arrange a viewing, please contact Erin Beards on 01952 603303.

Subject to Contract. A full EPC is available on request.

Details updated 04/25

WIGGINS LOCKETT THOMPSON LTD  
73 High Street, Madeley  
Telford, Shropshire TF7 5AH  
Tel: 01952 603303/01902 229550  
enquiries@wltcommercial.co.uk  
wltcommercial.co.uk



Registered address:  
73 High Street, Madeley, Telford, Shropshire TF7 5AH  
Registered in England & Wales 8686171



