



Turner Locker

Commercial Property Consultants

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Barnfield Crescent
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SOUTHERNHAY LODGE

BARNFIELD CRESCENT SOUTHERNHAY, EXETER EX1 1QT



TO LET

(With parking if required)

LOCATION

Barnfield Crescent is a prestigious private crescent running off Southernhay East, Exeter's prime central business district. In a few minutes' walk is not only the city's High Street and the 400,000 sq ft Princesshay Shopping Scheme. Also within easy walking distance are the Central main line railway station and the bus and coach stations. Despite its central location and accessibility Barnfield Crescent retains a rare degree of tranquility and 'exclusivity'. Fresh brewed coffee available on site too



Coffee & gate hut

ACCOMMODATION

On the 1st floor of this period building alongside our own offices. Ideally suited for single user. Approx 4.01m x 2.01m with LED lighting and two large windows.

The office also benefits from the use of a shared kitchen, cloakroom facilities and access to the private courtyard garden and Barnfield Crescent communal gardens

LEASE

Flexible agreement at **£225 per calendar month** inclusive of rates & service charge & buildings insurance.

Fibre broadband available at addition £25pcm if required

NO VAT



Lodge & Crescent

CAR PARKING

Car parking spaces are available directly outside the property on a separate license agreement at £195 pcm.

By appointment with **Turner Locker.**

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SUBJECT TO CONTRACT EXCLUSIVE OF VAT WHERE POSSIBLE

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