





Unit 1a, Kings Chambers

, 8 High Street, Newport, NP20 1FQ

Rental £20,042.57 Yearly
1 Bedroom Commercial Property
Available Now

* Unfurnished

*

*

*

Situation

Unit 1a provides approximately 1,432 sq ft (133 m²) of well-presented, fitted office accommodation within Kings Chambers on High Street in the heart of Newport city centre.

Unlike a shell unit requiring an occupier fit-out, Unit 1a is already configured as a practical modern workplace and is suitable for a business looking to relocate with minimal initial works.

The accommodation is centred around a generous open-plan office providing ample space for multiple workstations and collaborative working. A substantial separate room is currently arranged as a boardroom/training room and is complemented by two additional private offices, allowing a useful balance of open-plan and enclosed workspace.

The existing fit-out incorporates light wood-effect flooring, white walls, feature exposed brickwork, contrasting structural columns and contemporary lighting. Windows throughout the accommodation provide natural light, creating a bright and professional working environment.

Unit 1a is accessed via the main High Street entrance to Kings Chambers, with communal circulation also serving other occupiers within the building. A shared fitted kitchen and WC facility is provided for Units 1a, 1b and 1c.

Existing utility services are provided to Unit 1a and fibre internet connectivity is available.

Directions

Further Information

The deposit required is £5,010.64

The accommodation would be particularly suitable for professional services, recruitment, consultancy, administrative, training, creative and other office-based businesses seeking flexible city-centre accommodation.

Accommodation

All measurements are approximate.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92- A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92- A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC