





Unit 5, Kings Chambers

, 8 High Street, Newport, NP20 1FQ

Rental £43,200 Yearly
1 Bedroom Commercial Property
Available Now

* Unfurnished

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Situation

Unit 5 provides approximately 3,929 sq ft (365 m²) of substantial fitted office accommodation on the first floor of Kings Chambers, High Street, in the heart of Newport city centre.

The accommodation is already configured as a practical workplace and provides a generous combination of large open-plan working areas together with additional meeting, training and ancillary accommodation.

The principal office areas are bright and spacious, with high ceilings, large windows and a flexible layout capable of accommodating substantial workstation arrangements. The existing specification includes fitted lighting, carpeting and heating, allowing an incoming occupier to take advantage of an established office environment without the level of initial fit-out associated with shell accommodation.

Unit 5 benefits from its own fitted kitchen, together with private WC facilities and a shower room. Existing utility provision is in place and fibre connectivity is available.

The suite is accessed through the main High Street entrance to Kings Chambers and associated communal circulation.

The accommodation would suit a broad range of professional, administrative, consultancy, training and other office-based organisations seeking a substantial and flexible city-centre headquarters or regional office.

Unit 5 is available now.

Directions

Further Information

The deposit required is £10,800

Furniture and equipment shown within the marketing photographs are not necessarily included in the letting and should be confirmed as part of any agreement.

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