

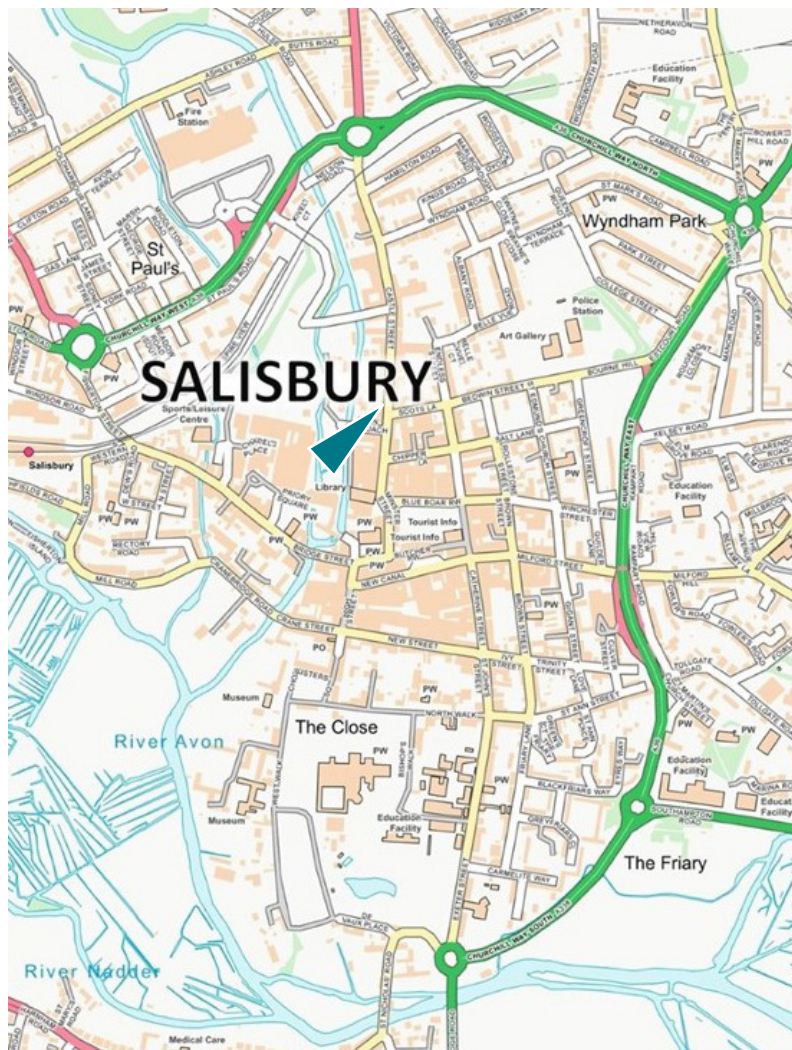


CHEVIOT HOUSE

AIR CONDITIONED OFFICE SUITES

71 Castle Street, Salisbury, Wiltshire SP1 3SP

CHEVIOT HOUSE



Cheviot House is a modern office building in Salisbury City Centre. A short walk from the Market Square, Cheviot House is close to a wide range of amenities, including the central car park, shops, banks, railway station and other services.

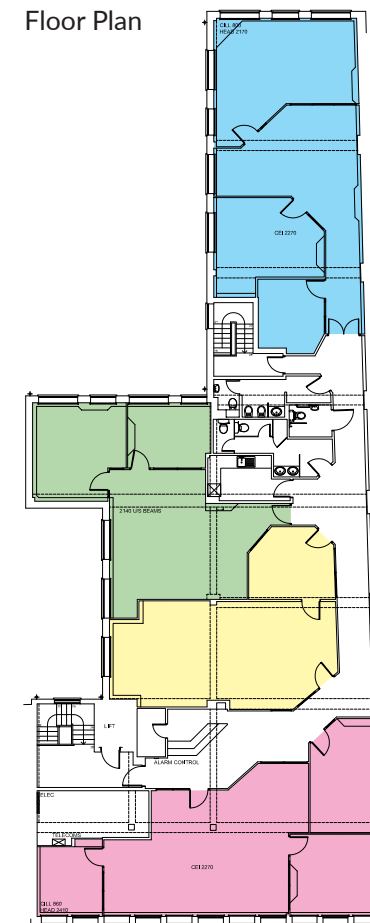
The second floor of Cheviot House has been fitted out to a high standard, offering occupiers individual office suites, which benefit from air conditioning, category 6 cabling infrastructure, suspended ceilings with Category II lighting, kitchen and cloakroom facilities.

Accommodation is available in sizes ranging from 562 sq ft to 3189 sq ft. Allocated car parking is available on site.

Lease terms on request.

Suite 1	974 sq ft	90.8 sq m
Suite 2	562 sq ft	52.21 sq m
Suite 3	695 sq ft	64.57 sq m
Suite 4	958 sq ft	89.00 sq m

Floor Plan



Myddelton and Major, their clients and any joint agents give notice that:

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& Major**

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Cheviot House, Castle Street, Salisbury, SP1 3SP

Accommodation	Floor Area (Sq Ft)	Rateable Value (Rates Payable for Year Ending 31/03/26)	Rent Per Annum
Suite 1	974	£13,250 (£6,611.75)	£9,250
Suite 2	562	£8,600 (£4,291.40)	£5,500
Suite 3	695	£9,300 (£4,640.70)	£6,750
Suite 4	958	£11,000 (£5,489.00)	£9,150

- New proportional full repairing and insuring leases for a term to be agreed, subject to periodic upward only rent reviews.
- Service charge will be payable for the upkeep of the building, common parts and shared facilities.
- Car parking available under separate licence.
- The building has an Energy Performance rating of D94.

Ref: DS/JW/5411-2F

Myddelton & Major LLP

Chartered Surveyors & Estate Agents

Registered Office, 49 High Street, Salisbury, SP1 2PD

Partnership No. OC455449 Registered in England & Wales



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