



## Blacknest House

Blacknest Industrial Estate, Alton, GU34 4PX

**High quality offices available  
on a flexible term**

**470 to 891 sq ft**  
(43.66 to 82.78 sq m)

- Flexible terms available
- Internet included
- Shared kitchenette
- Shower
- On site parking
- Air conditioning

## Summary

Available Size	470 to 891 sq ft
EPC Rating	Upon Enquiry

## Description

The accommodation consists of recently refurbished office suites benefitting from air conditioning and LED lighting. There are shared kitchen and WC facilities, along with a shower. There is also allocated parking with each suite.

## Location

The property is situated on the well established Blacknest Industrial Estate which is approximately 1.5 miles from Bentley village and close to the Bentley mainline railway station. Bentley is situated approximately 4 miles south of Farnham therefore providing easy access to Guildford and the M3/M25. Bordon is approximately 5 miles to the south which provides access to the A3 and South Coast.

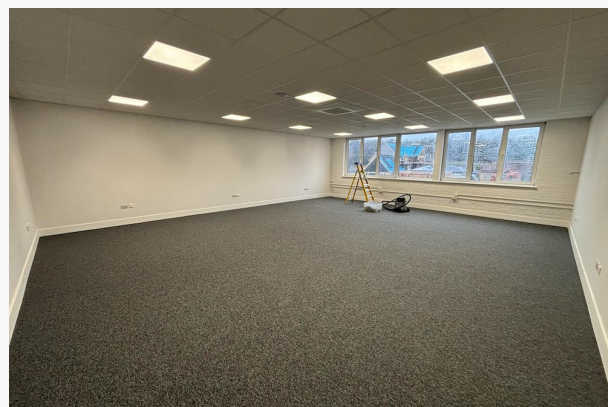
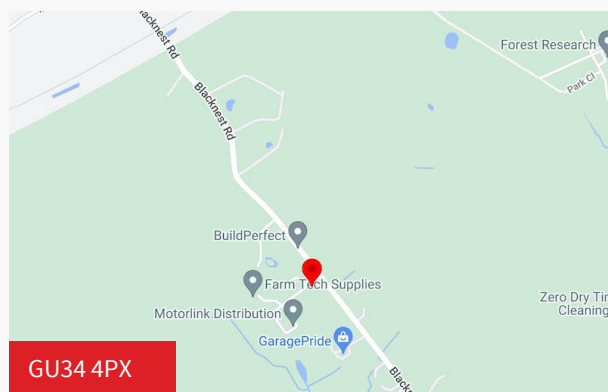
## Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
1st - Suite 1	637	59.18	Available
1st - Suite 2	891	82.78	Available
1st - Suite 3	470	43.66	Available
<b>Total</b>	<b>1,998</b>	<b>185.62</b>	

## Terms

Each suite is available on an inclusive basis, with internet and service charge included within the rent. Electricity and business rates are charged separately. Flexible terms are available, further details on enquiry.



## Viewing & Further Information

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