

30 Athol Street
Douglas
Isle of Man, IM1 1JB

Phone 01624 623127
Email info@chapman.im
Web www.chapman.im

To let
1,570 sq ft
Refurbished modern office premises
Ideal for Disaster Recovery

5/6a VILLAGE WALK, ONCHAN, ISLE OF MAN



Location

The Village Walk development is located in the centre of Onchan, which is one of the Island's main residential areas, and is situated around 2 miles from Douglas town centre.

Village Walk comprises 25 shops and around 20 office units. Shoprite have opened a new store of 12,500 sq ft and the scheme now has some 192 car parking spaces.

Approximately half of the Island's population of 80,000 live within 3 miles of the Village Walk Shopping Centre.

Accommodation

5/6a Village Walk provides modern open plan office premises with sea views.

The premises was previously used as a disaster recovery centre and its specification includes a secure purpose built server room with intruder alarm and air-conditioning, fibre optic connectivity, a fire suppression system and generous server racking space.

Kitchen and separate male and female wc facilities are provided within the premises.

Rent

The commencing rents shown below are exclusive of VAT (if applicable) service charge and rates.

1,570 sq ft @ £14 per sq ft = £21,980 pa.

Lease

These premises are available for a term of years to be agreed negotiation on effective full repairing and insuring terms.

Viewing

Please contact the sole agents Chapman & Co concerning an inspection.



All premises are offered subject to contract and availability. These particulars are issued without responsibility on the part of the vendor or lessor and Chapman & Company Ltd and any of their respective employees or agents and serve only as an introductory guide to the premises. No part of them constitutes a term of contract or representation upon which any reliance can be placed. Any party with an actual or prospective interest in the premises must satisfy themselves as to any matter concerning the premises by inspection, independent advice or otherwise. Neither Chapman & Company Ltd, nor any of their employees or agents have any authority to make or give any representation or warranty as to the premises whether in these particulars or otherwise. Unless otherwise stated all prices and rates are quoted exclusive of value added tax (VAT). Any intending purchaser or lessee must satisfy themselves as to the incidence of VAT concerning any transaction.