



AVAILABLE TO LET

3 Sceptre House

Hornbeam Business Park, Harrogate, North Yorkshire HG2 8PB



Office for rent, 310 sq ft, £5,000 per annum

To request a viewing call us on (01423) 547313

For more information visit <https://www.realla.co.uk/m/32437-3-sceptre-house-hornbeam-business-park>

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Self-contained office suite with dedicated car parking at Hornbeam Business Park

Sceptre House comprises a modern detached three storey office building developed approximately 20 years ago at Hornbeam Business Park just half a mile south of Harrogate town centre. Hornbeam Business Park is a thriving and expanding business with educational campus adjacent to green belt countryside, positioned on the main rail link between York, Harrogate and Leeds. The property provides multiple self-contained office accommodation within its own landscaped grounds.

Highlights

- First floor office suite with WCs, communal kitchen facilities and car parking
- Located only half a mile south of Harrogate town centre

Property details

| | |
|-----------------|---|
| Rent | £5,000 per annum |
| Est. S/C | £3.50 psf |
| Building type | Office |
| Planning class | B1 |
| Size | 310 Sq ft |
| VAT charges | We are advised that the property has been elected for VAT which will be payable. |
| Lease details | The suite is available on a new effective full repairing and insuring lease basis for a term of years to be agreed. |
| EPC category | C |
| EPC certificate | Available on request |

| Unit | Floor | Size sq ft | Rent pa | Planning usage | Status |
|------------------------------|-------------|------------|-----------|----------------|-----------|
| Suite 2 Unit 3 Sceptre House | First Floor | 310 NIA | £5,000.00 | B1 | Available |

More information

[Visit microsite](#)

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Contact us

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