

Studios to Let – The Stables, Stubbings Estate

Subject to contract

A range of studio spaces are available to let within **The Stables**, located in the grounds of the beautiful **Stubbings Estate**. This peaceful, out-of-town setting offers an attractive working environment with excellent transport connections and ample on-site parking.

Location

- 5 minutes from the **M4** and **M40**
 - 20 minutes from **Heathrow Airport**
 - Just off the **A404(M)** at Maidenhead
-

Available Studios

Smaller Studio Spaces

Four smaller studios are available within The Stables, the price below includes service charge.

- **Studio A** – £800 + VAT per month
 - **Studio B** – £800 + VAT per month
 - **Studio C** – £950 + VAT per month
 - **Studio D** – £850 + VAT per month
-

Larger Studio Space

Studio E – A larger studio comprising **three separate rooms**, extending to approximately **800 sq ft**.

- **Rent:** £2500+VAT per month (inclusive of service charge)
-

Service Charge (Applies to All Studios)

The service charge is the same for all studios and includes:

- Heating
- Electricity and power
- WiFi
- Communal area cleaning

Exclusions:

- Business rates
 - Furniture
-

Lease Terms

- **Minimum lease term:** 6 months
 - **Availability:** Immediately
-

Additional Information

- Set within a well-maintained estate environment
- Ample parking available
- Suitable for a variety of professional, creative or studio-based occupiers
- 24/7 access

For further information or to arrange a viewing, please contact us.