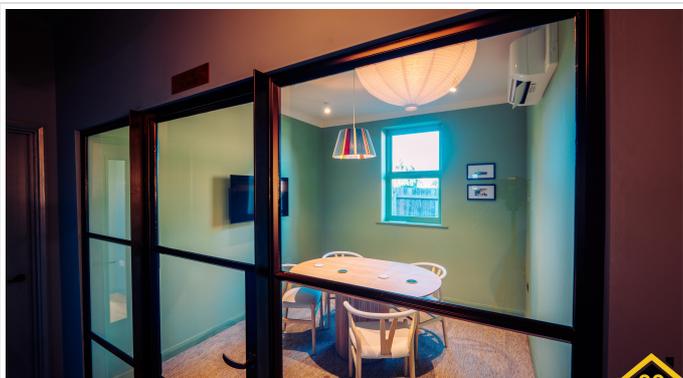




99Home Ltd.
99Home Ltd,
Sutton Business Centre,
Restmor Way,
Wallington,
SM6 7AH,
Phone :0203 5000 999
Email
:info@99home.co.uk

Office In Secret Workspace , Lawford, Manningtree, CO11 1EB £350 Monthly





SHORT DESCRIPTION

Property Ref: 14803 Secret Workspace. A modern co-working environment designed to boost productivity and inspire creativity. Situated in Manningtree, Essex, our space offers a unique blend of comfort and efficiency, tailored for freelancers, remote workers, and small businesses. Key Features: Flexible Workspaces: Choose from dedicated desks or flexible seating options to suit your working style. High-Speed Internet: Stay connected with our reliable, high-speed Wi-Fi (400 Mbps). Private Pods: Utilize our three private pods for calls and online meetings, ensuring privacy and minimal distractions. Meeting Room: Book our well-equipped meeting room, accommodating up to six people, for team discussions, presentations, or client meetings. Comfortable Amenities: Enjoy our chill-out area, fully-equipped kitchen, and ergonomic furniture designed for your comfort. Convenient Location: Situated within walking distance to Manningtree Station, making your commute hassle-free. Additional Facilities: Benefit from air conditioning during summer months, parking with EV charging, and lighting designed to boost creativity. Dedicated Desk: £350 per month (£300 promotional rate, last desk available at this price) - Unlimited access during opening hours, personal storage, and a second screen. Flexy Desk: £5 per month membership fee, plus £20 per day - Ideal for those needing occasional workspace access. Meeting room available at £10 per hour. Opening Hours: Monday to Friday: 07:30 - 20:00 Experience a workspace where productivity meets comfort. Join Secret Workspace and be part of a vibrant community of professionals. Dimensions: The total floor space is 183.72 sq.m Property Type: Office Full Renting price: £350.00 Pricing Options: Fixed Price Parking: Communal, Off street Heating Type: Electric Heating, Oil -----

0

Bed Room(s)

3

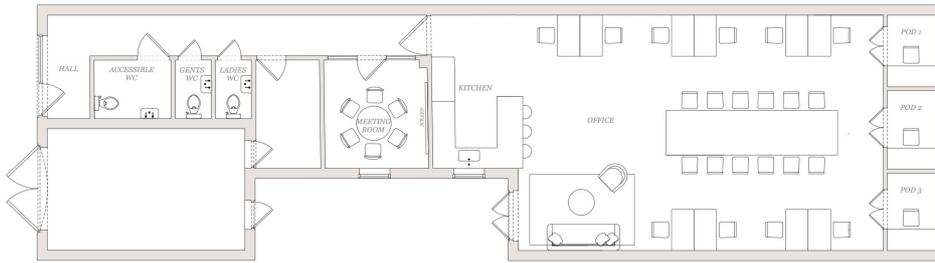
Bath Room(s)

2

Living Room(s)

FLOOR PLAN

Illustrations are for identification purposes only and are not to scale.
All measurements are a maximum and include wardrobes and bay windows where applicable.



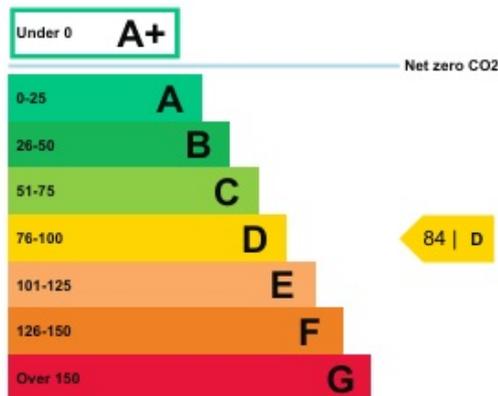
SECRET WORKPLACE LAYOUT

EPC GRAPH

Illustrations are for identification purposes only and are not to scale.
All measurements are a maximum and include wardrobes and bay windows where applicable.

Energy efficiency rating for this property

This property's current energy rating is D.



Properties are given a rating from A+ (most efficient) to G (least efficient).

Properties are also given a score. The larger the number, the more carbon dioxide (CO₂) your property is likely to emit.

How this property compares to others

Properties similar to this one could have ratings:

If newly built **32 | B**

If typical of the existing stock **95 | D**

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