



## Trinity Court

Church Street, Rickmansworth, WD3 1RT

**A modern office building in  
Rickmansworth occupying a  
tranquil canal side position**

**2,682 to 13,634 sq ft**

(249.17 to 1,266.64 sq m)

- Air-conditioned
- New LED lighting with daylight dimming
- Refurbished reception area
- Refurbished WCs and showers to each floor
- Cycle storage
- Excellent parking
- EV charging available
- Rickmansworth Station (0.7 miles)

# Trinity Court, Church Street, Rickmansworth, WD3 1RT

## Summary

<b>Available Size</b>	2,682 to 13,634 sq ft
<b>Rent</b>	Rent on application
<b>Service Charge</b>	Service charge available upon application
<b>Legal Fees</b>	Each party to bear their own costs
<b>EPC Rating</b>	A

## Description

Trinity Court is a modern open plan office building located in the heart of Rickmansworth split over three floors. Situated on the Grand Union Canal and opposite the Rickmansworth Aquadrome, Trinity Court offers a picturesque and tranquil work environment with excellent connectivity and local amenities.

The offices have been finished to a high standard and get large amounts of natural light.

## Location

Trinity Court is just a short walk from Rickmansworth Station which provides a fast and regular service to Central London via both underground (Met Line) and rail (Marylebone). Rickmansworth is a particularly attractive town with a wide range of amenities.

Rickmansworth is situated approximately 20 miles to the north west of Central London some 2 miles from Junctions 17 and 18 of the M25, benefitting from excellent access to the regional motorway network (M1, M40 and M4).

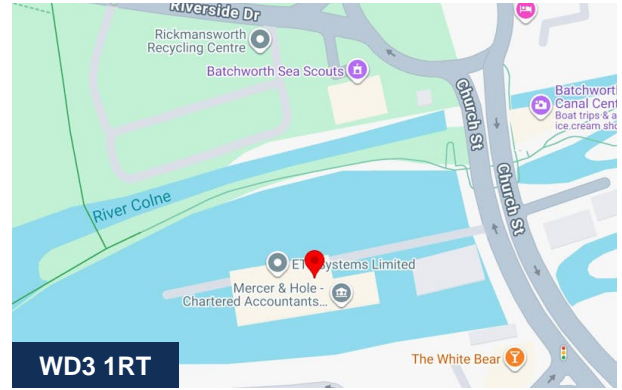
## Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground	2,682	249.17	Available
1st	5,656	525.46	Available
2nd	5,296	492.01	Available
<b>Total</b>	<b>13,634</b>	<b>1,266.64</b>	

## Terms

To be let by way of a new lease for a term by arrangement.



## Viewing & Further Information



**George Moriarty**

020 8429 9003 | 07522 700 507

george@davidcharles.co.uk

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