



# Ayers & Cruiks

## COMMERCIAL

**SKYLOFT, THE HIVE  
CENTRAL SOUTHEND  
200 - 375 SQ. FT.  
TO LET**



**The Hive Enterprise Centre, Old Central Library, Victoria Avenue,  
Southend on Sea, Essex SS2 6EX**

- Well-appointed serviced office suites
- Flexi 12 month license
- Fully serviced reception
- Meeting room space
- Rents all inclusive

86-88 Baxter Avenue  
Southend on Sea  
Essex SS2 6HZ

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## **DESCRIPTION AND LOCATION**

This is an exciting new business hub in Central Southend offering cool, all-inclusive, flexible office space. Based in the Old Central Library and above Beecroft Art Gallery the Hive is the perfect place for your start-up or long established business.

Tenants will have the benefit of using meeting room space, communal lounge and kitchen facilities and a fully serviced reception.

## **ACCOMMODATION**

Suite	Size
Atrium 1	630 sq. ft.
Atrium 3	200 sq. ft
Atrium 4	LET
Skyloft 7	280 sq. ft.
8	LET
9 & 10	LET

## **TENURE**

Leasehold.

## **TERMS**

Flexi 12 month license.

## **RENT**

Rent on application

Rent inclusive of all utility bills (electric, water, cleaning, waste disposal and maintenance).

## **LEGAL COSTS**

Each party to be responsible for their own legal costs incurred.

## **VIEWING**

Strictly by prior appointment with the landlord's appointed agents:

**Ayers & Cruiks**  
**01702 343060**



### **Misrepresentation Act 1967**

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