

**Offices at St Elli Centre, Llanelli,  
SA15 1SH**

**Office Space in Popular Shopping Centre**

# Office Space For Let

From £100 Per Week | Modern Office Space | First Floor Within St Elli Shopping Centre | Flexible Terms



**GLANMOR CHARTERED  
SURVEYORS**

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Cambrian House, Cambrian Place, Swansea, SA1 1RH



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### LOCATION

Llanelli is the largest town in the country of Carmarthenshire, West Wales and situated within the Millennium Coastal Park sitting on the Loughor Estuary on the south coast of Wales. The town is sandwiched between the extremely popular tourist destinations of the Gower peninsular (10 miles to the south) and the Brecon Beacons National Park (20 miles north). The town is located approximately 12 miles west of Swansea, 20 miles east of Carmarthen and 200 miles west of London.

### St Elli Centre

The St Elli Centre is the dominant shopping provision within Llanelli and is the only indoor centre west of Swansea. Benefiting from a footfall of 7 million per annum, the Centre Links directly to the popular and busy Council operated indoor market and two further pedestrianised entrances onto Stepney Street and the town's busy bus station.

### DESCRIPTION

The office accommodation comprises 3 offices located on the first floor of the St Elli Shopping Centre. Accessed from within the open plan atrium area, the offices each have their own entrance fronting out onto the atrium, which provides natural light from the large glazed, pitched roof light.

Each office is finished to a modern standard, with white painted walls and laminate flooring.

Suite	Sq.m	Sq.ft	£ per week
1	45.37	488	£225
2	19.84	213	£125
3	19.79	213	£100

(Rent inclusive of Service Charge, exclusive of utilities)

### VAT

All figures are exclusive of VAT

### ANTI-MONEY LAUNDERING

Following agreement of the Heads of Terms, the proposed Tenant or Purchaser shall be required to supply all information and documentation necessary to comply with applicable Anti-Money Laundering (AML) regulations.

### EPC RATING

An EPC has been commissioned and will be available shortly.

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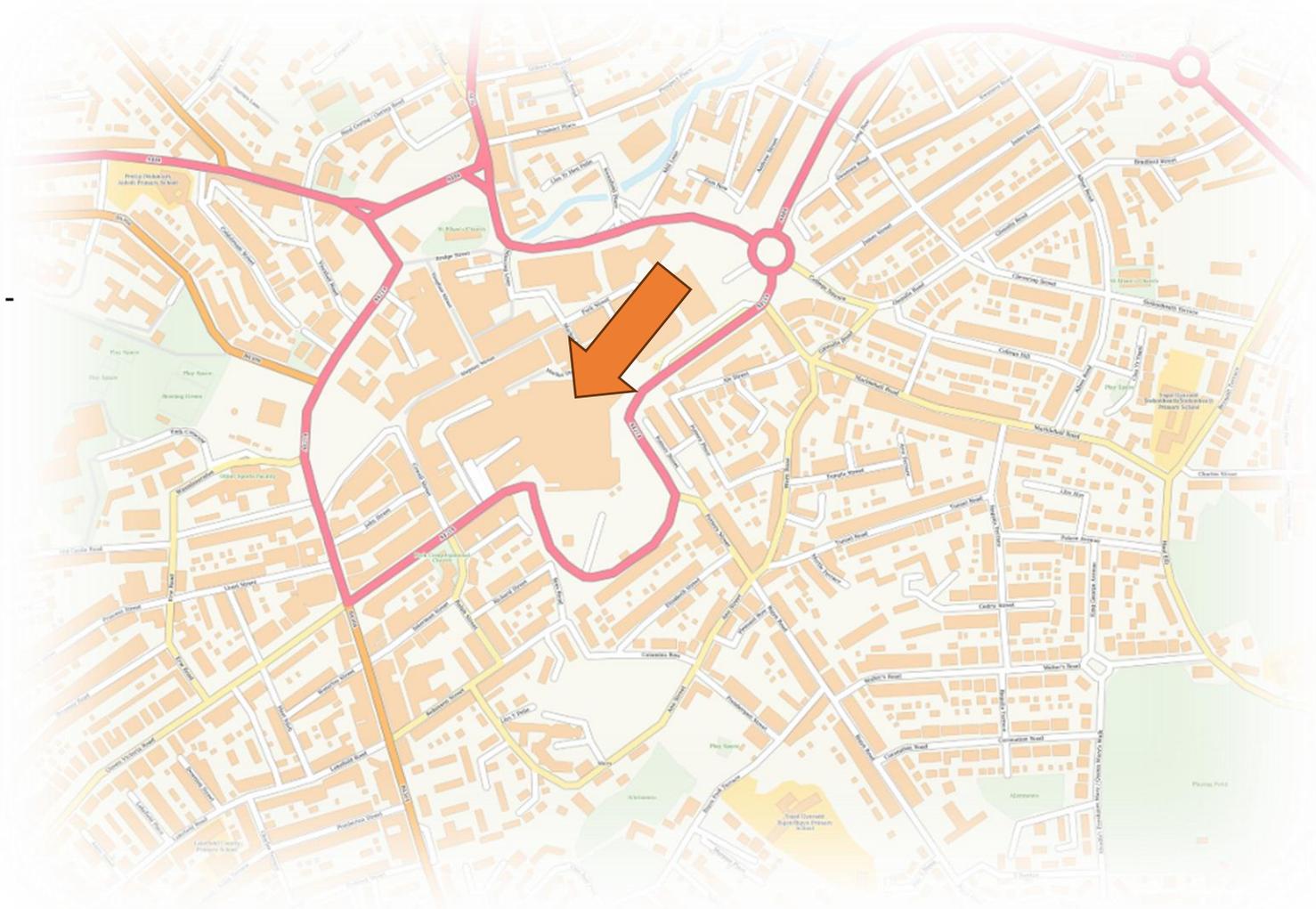
**CONTACT**

For further information and to arrange a viewing please contact -

**Glanmor Chartered Surveyors**

**Tel: 01792 439105**

**Email: [info@glanmorproperty.co.uk](mailto:info@glanmorproperty.co.uk)**



SUBJECT TO CONTRACT Disclaimer: Glanmor Property Limited, February 2026

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