

PRIME A3 UNIT TO LET

29-31 High Street, Weybridge, KT13 8BA

7-8 Conduit Street
London, W1S 2XF
020 7182 7480
www.fawcettmead.co.uk



Retail property expertise

- Prime location on High Street
- Affluent catchment population with above average AB representation

LOCATION

Weybridge is an affluent commuter town located 24 miles south west of central London, with excellent access to the M25 Motorway via Junctions 10 and 11.

The subject property is located in a prime location on the High Street, adjacent to **Boots**. Other retailers in the immediate vicinity include **Caffe Nero**, **WH Smith**, **White Stuff** and **Dominos**.

ACCOMMODATION

The premises provide the following approximate net internal floor areas:-

Ground Floor Sales: 347.2 sq m 3,738 sq ft

COSTS

Each party is to be responsible for their own professional costs incurred in the transaction

RENT

£90,000 per annum exclusive of rates, service charge and VAT (if applicable).

RATES

Rateable Value (18/19) - £81,500

Interested parties should verify these figures with Elmbridge Borough Council (01372 474 474).

TENURE

The property is available on a new effectively full repairing and insuring lease for a term to be agreed.

SPECIFICATION

The premises are handed over in their existing condition.

SUBJECT TO VACANT POSSESSION



INSPECTIONS

Viewing is strictly by appointment with:

Nick Carvey

020 7182 7493

nick@fawcettmead.co.uk

Or via our joint agent, Ian Oswin

01483 730060

ioswin@curchodandco.com

Subject to Contract / Vacant Possession

