



179 Upper Richmond Road West, East Sheen SW14 8DU

Class E Commercial Premises

TO LET

Area: 2,124 sq ft (197M²) | Rent: POA |



Medical
Medical use
considered



Parking
Parking for 2-3
cars



Area
2,124 sq ft

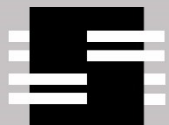


Location
Prominent South
Circular location

LOCATION:

East Sheen is a densely populated suburb situated between Richmond and Putney and is approximately 7 miles to the South West of Central London. Mortlake mainline station is a short distance and the M3, M25, City Centre and Heathrow are all easily accessible by car. The property is situated in a prominent position and is within walking distance to a host of local amenities including: Pizza Express, Caffè Nero and Waitrose.

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DESCRIPTION:

This prominent semi-detached period building currently provides office accommodation suitable for a range of varied commercial uses including medical and educational. The property, comprising two floors of offices and meeting rooms is due to undergo comprehensive refurbishment and is available on a pre-let basis. Amenities include parking for 2-3 cars, a small garage and south facing curtilage.

FLOOR AREA:

FLOOR	AREA SQFT	AREA SQM
Ground Floor	1,250	116
First Floor	874	81
TOTAL	2,124 sqft	197 sqm

AMENITIES:

- Self-contained office building
- Driveway with parking for 2-3 cars
- Spacious internal layout
- Opportunity for input on design/fitout
- South facing curtilage
- Available as a pre-let

LEASE: A new lease offered, the terms of which are to be agreed.

RENT: POA

VAT: Applicable.

SERVICE CHARGE: N/A

RATES PAYABLE: The property is listed on the VOA website as having a current rateable value of £35,250.

EPC: Available upon request.

LEGAL COSTS: Each party to be responsible for their own legal costs.

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