

COMMERCIAL PROPERTY

NEW INSTRUCTION

GROUND FLOOR OFFICES TO LET

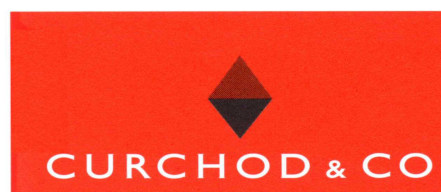
578 SQ FT (53.71M²)



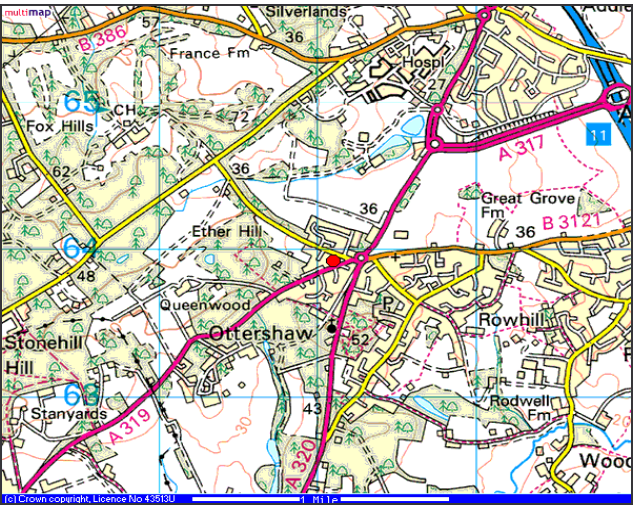

HOLT HOUSE, CHOBHAM ROAD, OTTERSRAW, SURREY ONL

Telephone: 01932 823614 Fax: 01932854370

Messrs Curchod & Co. for themselves and for the vendors or lessors of this property whose agents they are, give notice that; (i) the particulars are produced in good faith, are set out as a general guide only and do not constitute any part of a contract; (ii) no person in the employment of Messrs. Curchod & Co. has any authority to make or give any representation or warranty whatever in relation to this property. Any rent or price stated in these details is exclusive of V.A.T. where applicable.



CHARTERED SURVEYORS
LAND PROPERTY &
CONSTRUCTION CONSULTANTS
Portmore House
54 Church Street Weybridge
Surrey KT13 8DP

Location:	Term: (Subject to Contract)									
 <p>The property is situated in a prominent position just off the junction of Chobham Road (A319) and Foxhills Road at the Otter Roundabout on the Guildford Road (A320) which is the main thoroughfare to Woking and Guildford to the south and Chertsey and Staines to the north</p>	<p>The office suite is available on a new lease to be agreed for a term to be negotiated.</p> <p>Rent:</p> <p>A commencing rental of £9,500 per annum exclusive.</p> <p>Rates:</p> <p>Upon application</p>									
Description:	Legal Costs / VAT:									
<p>The premises are arranged as three small convenient and pleasant ground floor offices with a small kitchenette and WC. The premises have a parking space with ample road parking space in the streets adjacent to the premises.</p>	<p>Each party to bear their own legal costs.</p>									
Accommodation:	Viewing & Further Information:									
<p>The property has been measured on the basis of net internal areas and the approximate dimensions are as follows:-</p> <table border="1" data-bbox="92 1630 730 1818"> <thead> <tr> <th></th> <th>sq ft</th> <th>m²</th> </tr> </thead> <tbody> <tr> <td>Ground floor offices:</td> <td>578</td> <td>53.71</td> </tr> <tr> <td>Kitchenette & WC</td> <td></td> <td></td> </tr> </tbody> </table>		sq ft	m ²	Ground floor offices:	578	53.71	Kitchenette & WC			<p>Strictly by prior appointment through sole agents Curchod & Co contact Ian Oswin or Dave Gawne.</p> <div data-bbox="948 1626 1225 1765" style="text-align: center;">  </div> <p style="text-align: center;">Tel: 01932 823610 mail@curchodandco.com</p>
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SUBJECT TO CONTRACT