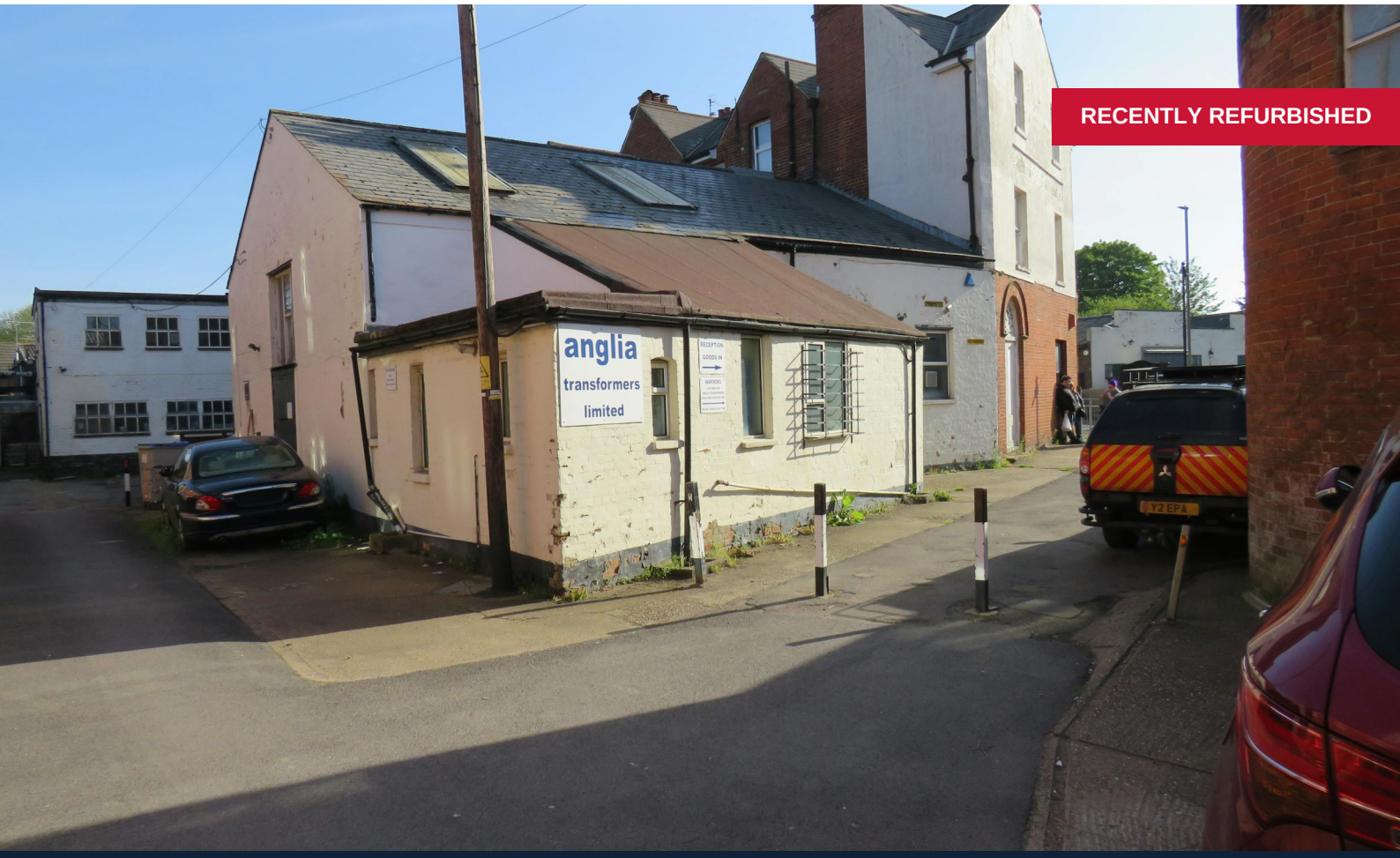
Office, Industrial / Warehouse, Workshops

TO LET

HOLLIS HOCKLEY



Building A2, R/o 78 The Street, Tongham, Farnham, GU10 1AA

Detached two-storey workshop / office building

Summary

Tenure	To Let
Available Size	2,566 sq ft / 238.39 sq m
Rent	£27,500 per annum
Rates Payable	£7,668 per annum
Rateable Value	£17,750
EPC Rating	E (115)

Key Points

- Flexible internal space
- Dedicated parking area
- Recently refurbished
- Loading door and separate personnel entrance

Building A2, R/o 78 The Street, Tongham, Farnham, GU10 1AA

DESCRIPTION

The subject property is located on the righthand side of the access road to the rear of The Street in Tongham, being a former chapel building, but used for commercial premises for many years, and incorporating an extensive mezzanine / first floor area.

It includes a dedicated parking area at the side of the building, and at the front.

The ground floor provides an entrance lobby, with 2 WCs and kitchenette provision. The unit will have the benefit of a gas central heating system, electricity upgrade and new lighting. The mezzanine is open-plan.

ACCOMMODATION

The accommodation comprises the following areas:

Name	Building Type	sq ft	sq m
Ground - Workshop	Industrial / Warehouse	1,428	132.67
1st - Mezzanine	Industrial / Warehouse	1,138	105.72
Total		**2,566**	**238.39**

RENT

Rent - £27,500 per annum.

TERMS

Available on new flexible lease terms.

RATES

Rateable value £17,750 per annum.

Rates payable £7,668 per annum.

Note: Some substantial transitional rate relief should be applicable, please contact Guildford BC on 01483 505050 for more information.

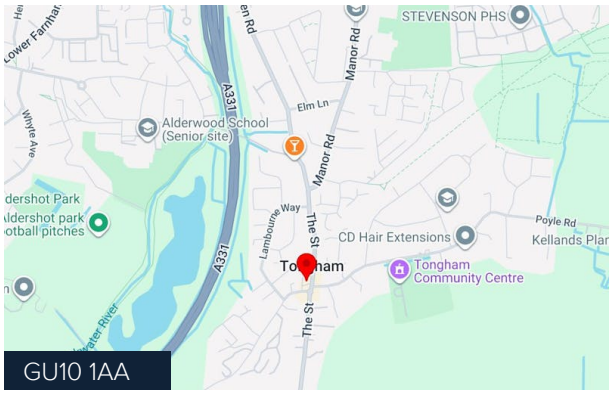
EPC

EPC Rating - E 115

LEGAL FEES

Each party to meet its own legal costs incurred in the transaction.





Viewing & Further Information

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