



Versatile unit ideal for use as a showroom, trade premises, or warehouse.

- Prominent roadside location
- Quick access to A3
- Close to Guildford town centre
- On-site parking available
- Ideal for showroom, warehouse or trade use
- Flexible layout
- Established commercial area with nearby established occupiers



Location

Situated at Pew Corner on the Old Portsmouth Road, this property enjoys a prominent position on the edge of Guildford, offering excellent visibility to passing traffic and easy access to the A3. Just minutes from Guildford town centre and close to the scenic Surrey Hills, the site is well-positioned for both local and regional trade.

Description

A versatile unit positioned at Pew Corner, and active, modern light industrial site, ideal for use as a showroom, trade premises, or warehouse. The property offers flexible space with excellent visibility, on-site parking, and a strong commercial presence alongside established occupiers.

Accommodation

Name	sq ft	sq m	Availability
Building	6,984	648.83	Available
Total	6,984	648.83	

Terms

New Lease

Rent

£105,000 per annum Plus VAT

Rates & Charges

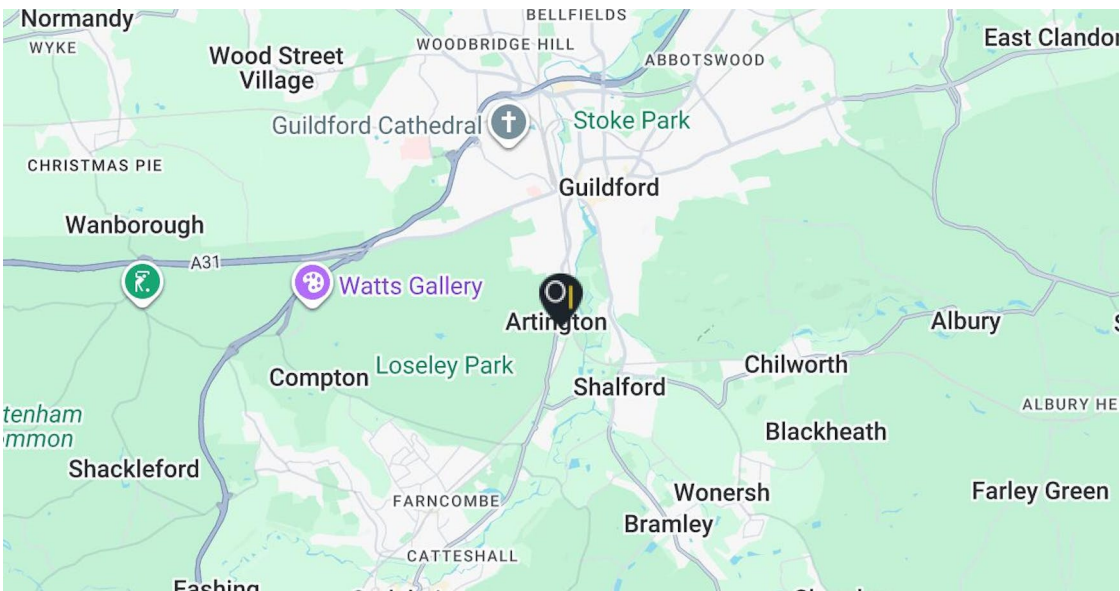
Rateable value: £18,000
Rates payable: £8,982 per annum

EPC

C (53)

Legal costs

Each party to bear their own legal costs incurred in the transaction.



Contact

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