

E (Commercial / Business / Service), Retail

TO LET


CURCHOD&CO



22C High Street
Weybridge, KT13 8AB

Prime E class unit

1,434 sq ft
(133.22 sq m)

- Large open plan layout
- Wide glass frontage
- Affluent location
- Comfort cooling and heating throughout
- 2 car parking spaces

curchodandco.com | 01483 730060

Chartered surveyors, land property & construction consultants

Summary

Available Size	1,434 sq ft
Rent	£50,000 per annum
Rates Payable	£19,585.75 per annum
Rateable Value	£39,250
VAT	Not applicable
EPC Rating	C (57)

Description

The unit features a contemporary wide glass frontage with a central entrance. The ground floor retail premises offers an open-plan retail area with an excellent ceiling height. The property benefits from an existing kitchenette and W.C., with comfort heating and cooling, CCTV and alarm system, and three phase electrics.

The unit also benefits from the use of two designated parking spaces, which are located at the rear of the property, accessed via Holstein Avenue.

Location

22C High Street comprises a ground floor retail unit in a prime position on Weybridge High Street. The property benefits from a highly prominent location in one of the town’s most sought after retail pitches. Notable nearby occupiers include Waitrose, TG Jones, Caffè Nero, Starbucks, Pret a Manger, and Kokoro, alongside a variety of independent retailers.

Junction 11 of the M25 motorway is approximately 3 miles away providing good access to both Heathrow and Gatwick Airports and the motorway network. Weybridge mainline station provides access to London Waterloo with a journey time of approximately 30 minutes.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground	1,434	133.22	Available
Total	1,434	133.22	

Terms

The unit is available by way of a new lease directly with the landlord for a term to be agreed.

Anti Money Laundering

To comply with Anti Money Laundering regulations, Curchod & Co undertake ID checks for all successful purchasers and tenants where legislation requires us to do so.

Legal Costs

Each side to be responsible for the payment of their own legal costs incurred in the letting.



Viewing & Further Information

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More properties @ curchodandco.com

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