



The Gatehouse

2 Devonhurst Place, Chiswick, London, W4 4JD

Ground Floor Office To Let

580 sq ft
(53.88 sq m)

- Attractive ground floor office space
- Central Chiswick location (adjacent main Post Office)
- Gated development
- Suit B1/D1 uses
- New lease available

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Summary

Available Size	580 sq ft
Rent	£26,000 per annum
Rateable Value	£13,500 Small Business Rates Relief should apply.
Service Charge	TBC
Car Parking	N/A
VAT	Not applicable
Legal Fees	Each party to bear their own costs
Estate Charge	£2,700 per annum £4.65psf
EPC Rating	B (32)

Description

The office suite comprises the ground floor of this two storey building. Shared access and facilities provide the accommodation with a good quality working environment, which includes:

- Private secure courtyard
- Porters' Lodge
- 24 hour access
- Alarm system
- Air-sourced heat pump
- Double glazed
- Kitchenette

Location

The premises are situated just off Heathfield Terrace in a secure and attractive high quality office and residential development overlooking Turnham Green.

Chiswick High Road with its array of shopping and restaurant facilities are within a minute's walk, whilst both Chiswick Park and Turnham Green Underground stations are close-by.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground	577	53.61	Available
Total	577	53.61	

Viewings

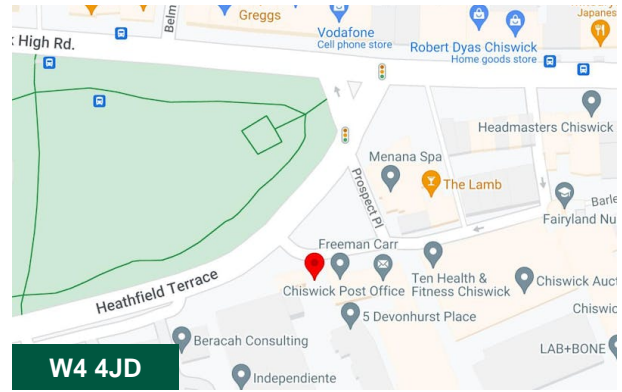
Strictly by appointment with Whitman & Co Commercial.

Terms

Available on a new lease on terms to be agreed.

RICS Code for Leasing Business Premises

We refer you to the RICS Code for Leasing Business Premises, which provides some important guidance on commercial leasing matters.



Viewing & Further Information

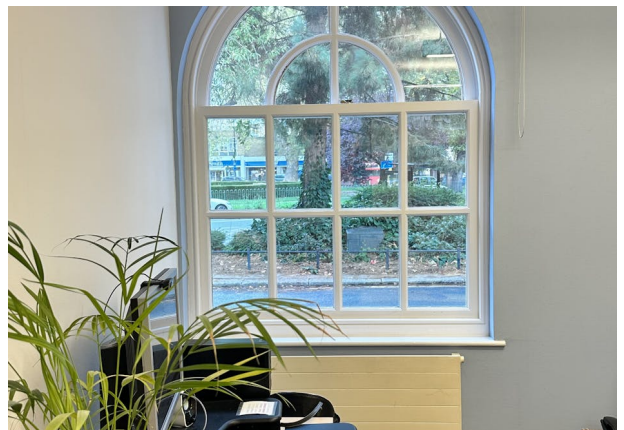
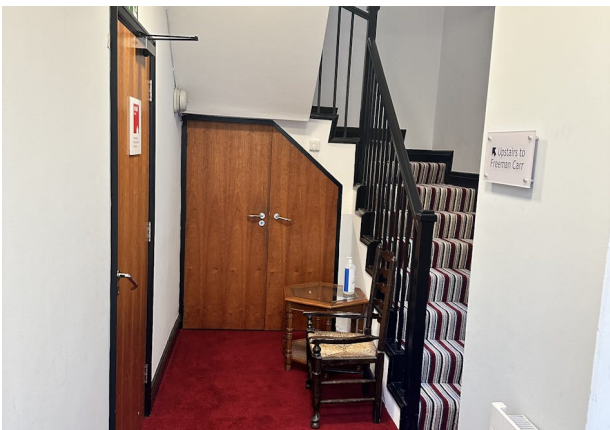


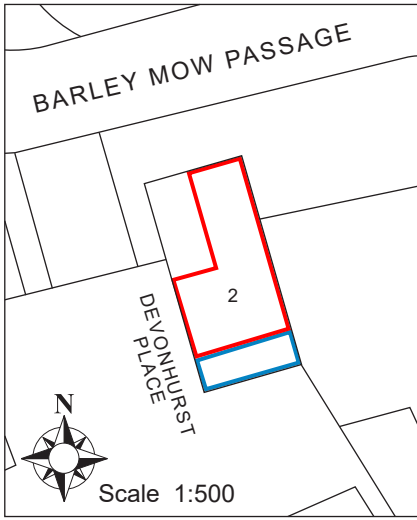
Jeremy Day FRICS

020 8747 8800 | 07966 810030

jd@whitmanandco.com



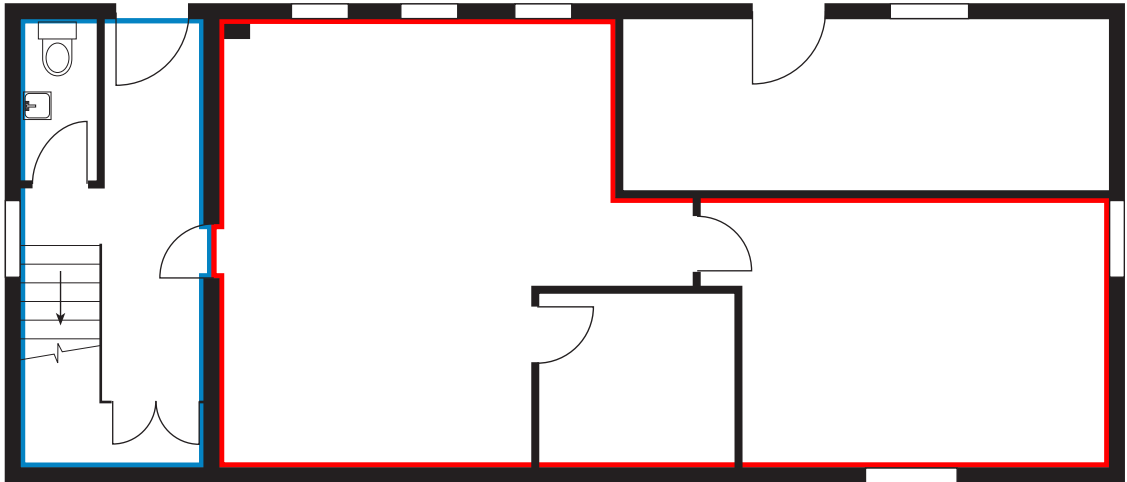
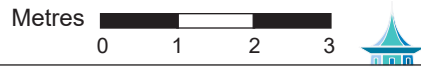




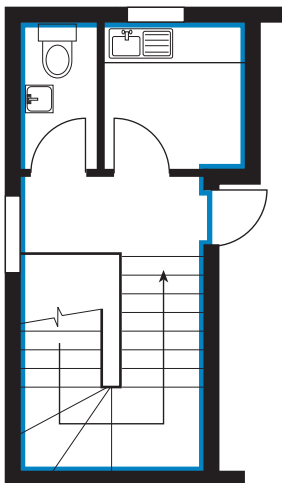
The Gatehouse
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London
W4 4JD

December 2023

Scale 1:100 @ A4



Ground Floor



First Floor