



CLASS E UNIT TO LET IN WALLINGTON

**6-16 WOODCOTE ROAD,
WALLINGTON, SM6 0NN**



Location:

The subject property occupies a prominent position on the West side of Woodcote Road, Wallington's main retail/shopping area. Wallington Station (Southern Rail services) is located a short walk away from the property.

Nearby well-known multi-national occupiers include: Wetherspoons, Lidl, Paddy Power, TSB, Subway, HSBC, British Heart Foundation, KFC, Specsavers, Tesco Express and Oxfam, amongst several other multiples and many established independent operators.

Accommodation:

The unit is arranged over Ground Floor only and has the following approximate Gross Internal Areas (GIA):

Ground Floor: 3,409 sq. ft. (316.68 m²)

Use:

The subject premises benefits from Class E planning consent. Alternative uses may be considered STPP.

Rent:

£75,000 per annum exclusive.

Lease:

The premises are available by way of a new 10/15 year full repairing and insuring lease subject to 5 yearly upwards only rent reviews.

Rates:

Interested parties are advised to make their own enquiries directly with the Local Authority.

Legal Costs:

Each party to bear their own legal costs.

Viewings:

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Location Map:

