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TO LET
BRIDGE HOUSE, 3 HERON SQUARE, RICHMOND, TW9 1EN
4,309 SQ FT (400.32 SQ M)

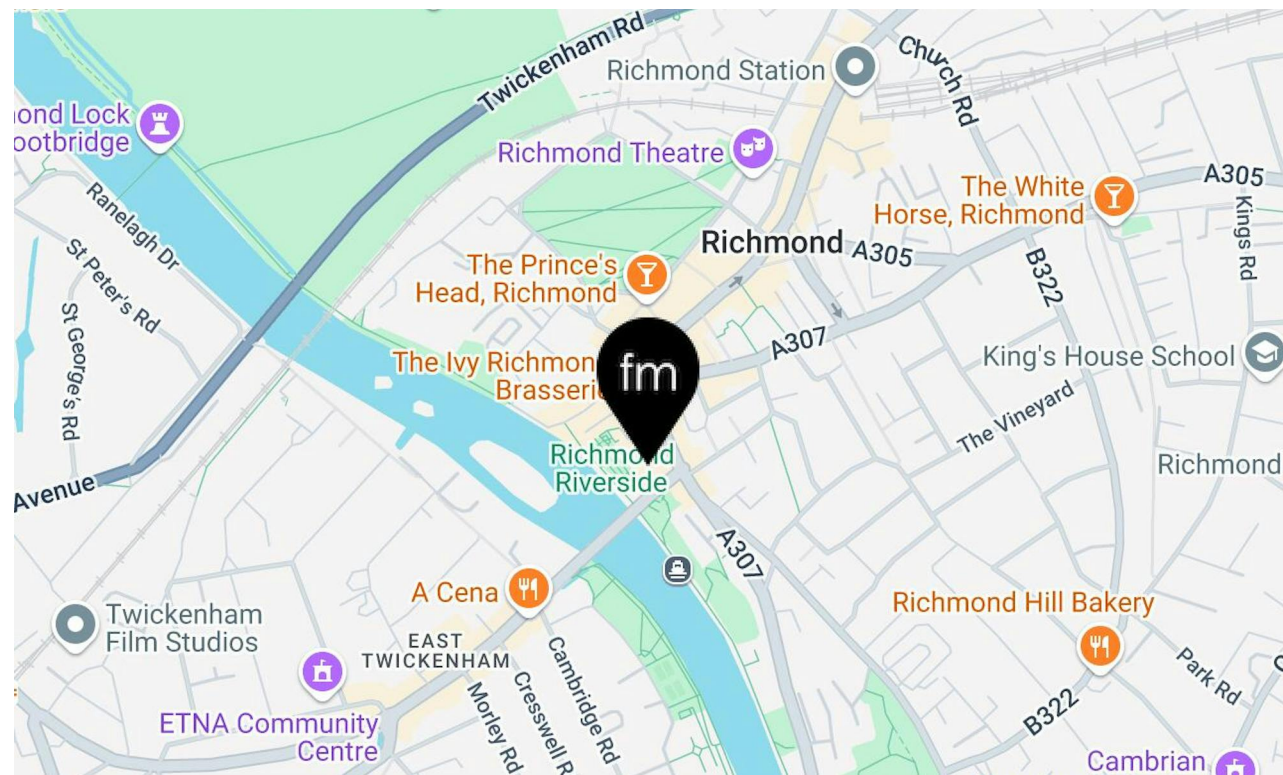
LOCATION

Bridge House is situated in the heart of Richmond, nestled in the prestigious Heron Square on the banks of the River Thames. The vibrant square is surrounded by an array of amenities such as cafes, restaurants and pubs all within walking distance. Richmond town centre is a short walk away and features high-street brands, boutique stores and the Richmond Farmers' Market.

Heron Square is very well-connected and easily accessible via rail, bus, and car. Richmond Station (Overground, District Line, and South Western Railway) is under 10 minute walk offering direct connections to Central London, Clapham Junction and Reading.

DESCRIPTION

Situated in Heron Square, Bridge House offers over 4,000 sq. ft of high-quality, self-contained workspace spread across three floors (ground, first, and second). The building can be provided fitted and benefits from showers, kitchens and conference rooms, providing an ideal location for a head office. The property also benefits from five dedicated parking spaces in a secure basement.







ACCOMMODATION

The accommodation comprises the following areas:

NAME	SQ FT	SQ M	AVAILABILITY
Building - Bridge House	4,309	400.32	Available
Total	4,309	400.32	

RENT

£58.50 per sq ft

BUSINESS RATES

Rates Payable £19.17 per sq ft Tenant to confirm with local authority

SERVICE CHARGE

£11.60 per sq ft 2024 Budget

LEGAL FEES

Each party to bear their own costs

CONTACT



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**WEST LONDON'S LEADING
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