



Visbion House

Gogmore Lane, Chertsey, KT16 9AP

Town Centre Offices to Let

1,582 sq ft

(146.97 sq m)

- Self-contained offices
- Town Centre Location
- Up to 7 Car Parking Spaces
- Short walk to Chertsey Train Station

Summary

Available Size	1,582 sq ft
Rent	Rent on application
Rates Payable	£12.14 per sq ft
Rateable Value	£38,500
EPC Rating	D (80)

Description

The property comprises of a 1,582 sq ft ground and 1st floor office space, split into four similar suites. The self-contained purpose built office building sits just off Guildford Street in Chertsey town centre.

The building benefits up to 7 car parking spaces, ground floor tea point and disabled W.C, with an additional W.C on the first floor. The offices also benefit from being carpeted throughout, gas central heating, with panel lighting. In addition to the onsite parking, Chertsey Library Car Park and Gogmore Farm car park are just a short walk away.

Location

The property is situated on Gogmore Lane, just off the main retail thoroughfare of Guildford Street in Chertsey town centre, offering a wide range of amenities and services with representation from national occupiers such as Sainsburys, Aldi, Pizza Express, Post Office and Travel Lodge in addition to local and regional independents.

Chertsey benefits from being in close proximity to the national motorway network being approximately 2 miles from Junction 11 of the M25 and Junction 2 of the M3 which gives access to Heathrow and Gatwick airports. Chertsey station is 0.5 miles from the property and offers a service to London Waterloo.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground	723	67.17	Available
1st	859	79.80	Available
Total	1,582	146.97	

Viewings

Strictly by appointment with sole agents Curchod & Co

Terms

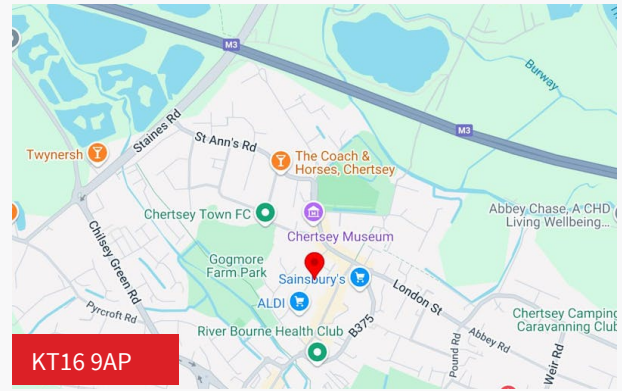
Available on a new lease for a term to be agreed.

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 party to be responsible for the payment of their own legal and other professional costs incurred in the letting.



Viewing & Further Information

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