

# WAREHOUSE UNITS TO LET

Units 13-14, 59 Weir Road  
Durnsford Road Industrial Estate  
Wimbledon  
SW19 8UG

924 – 1,853 sq. ft.  
(85.88 - 172.19 sq. m.)  
plus mezzanines



andrew scott  
robertson  
commercial

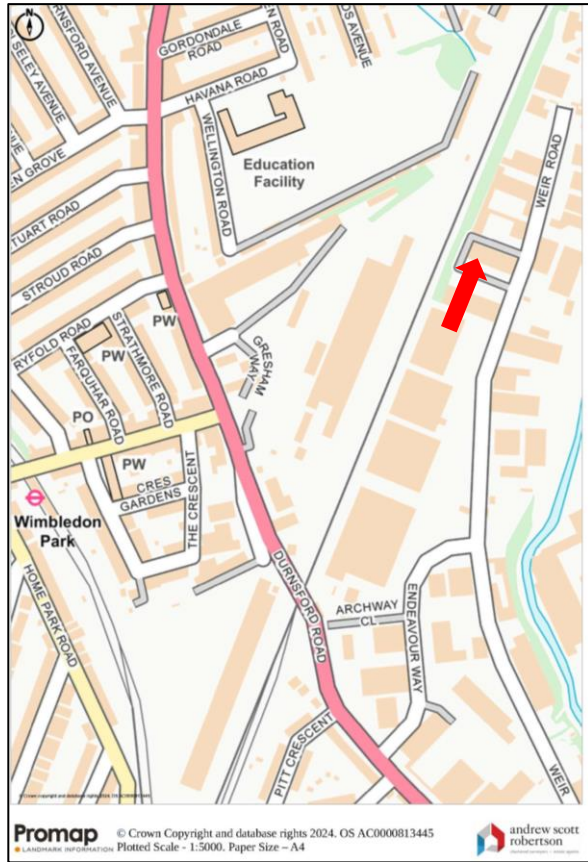
3 PARKING SPACES TO EACH UNIT & SHARED YARD  
AVAILABLE SEPARATE OR COMBINED



PROFESSIONAL PROPERTY PEOPLE



## LOCATION PLAN



## LOCATION

The property is located on the long established Durnsford Road Industrial Estate, just off Durnsford Road (A218) and close to Garratt Lane (A217). Wimbledon Town Centre is approximately one mile to the south.

Haydons Road mainline railway station and Wimbledon Park Underground Station (District line) are in close proximity, as is Earlsfield mainline railway station.

## DESCRIPTION

The properties comprise 2 adjacent mid-terrace warehouse/industrial units of brick clad and profiled metal sheet elevations around a steel framed structure under a mono-pitch roof, together with concertina loading doors to the front. Ancillary offices are provided within each unit, on a subsequently installed mezzanine floor.

## AMENITIES

- Mezzanine floors total 617 sq. ft. (57.31 sq. m.)
- 3 allocated parking spaces directly outside each unit.
- Eaves heights of 4.659m rising to 5.923m.
- 3 phase supply (100 Amp per phase).
- Part air conditioned

## RENTS

<b>Unit 13</b>	<b>£20,000 per annum exclusive</b>
<b>Unit 14</b>	<b>£19,000 per annum exclusive</b>
<b>Combined</b>	<b>£37,000 per annum exclusive</b>

## VAT

The properties are not elected for VAT.

## LEASE

New lease(s) available on terms to be agreed.

## ACCOMMODATION

Unit 13	
Ground (GIA)	929 sq. ft. (86.31 sq. m.)
Mezzanine (GIA)	87 sq. ft. ( 8.08 sq. m.)
<b>TOTAL</b>	<b>1,016 sq. ft. (94.39 sq. m.)</b>

Unit 14	
Ground (GIA)	924 sq. ft. ( 85.88 sq. m.)
Mezzanine (GIA)	530 sq. ft. ( 49.23 sq. m.)
<b>TOTAL</b>	<b>1,454 sq. ft. (135.11 sq. m.)</b>

Combined	
Ground (GIA)	1,853 sq. ft. (172.19 sq. m.)
Mezzanine (GIA)	617 sq. ft. ( 57.31 sq. m.)
<b>TOTAL</b>	<b>2,470 sq. ft. (229.50 sq. m.)</b>

## RATES

There is currently a single assessment for the 2 units.  
 2026 List Rateable Value: £41,250  
 UBR 2026/2027 - £0.432p in the £.  
 Payable - £17,820  
 Source: VOA website.

Interested parties should make their own enquiries with Merton Council to confirm the rates payable

## LEGAL COSTS

Each party to bear their own legal costs incurred in this transaction.

## USE

B2 / B8. Suitable for a variety of uses.

## EPC

Unit 13 – Band D (76) Expires 18 March 2035

Unit 14 – Band E (101) Expires 10 March 2035

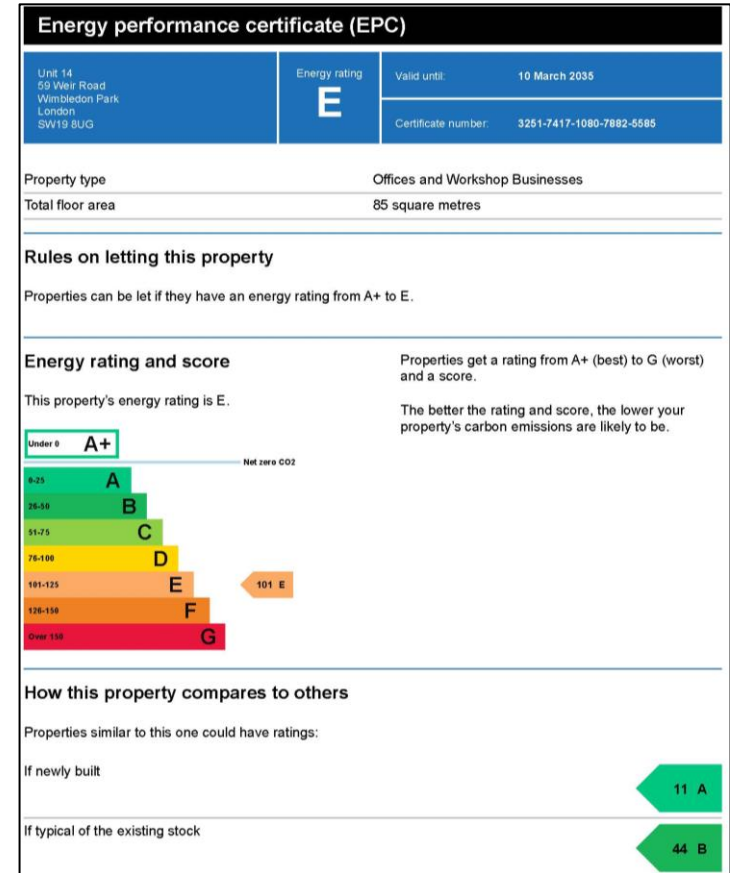
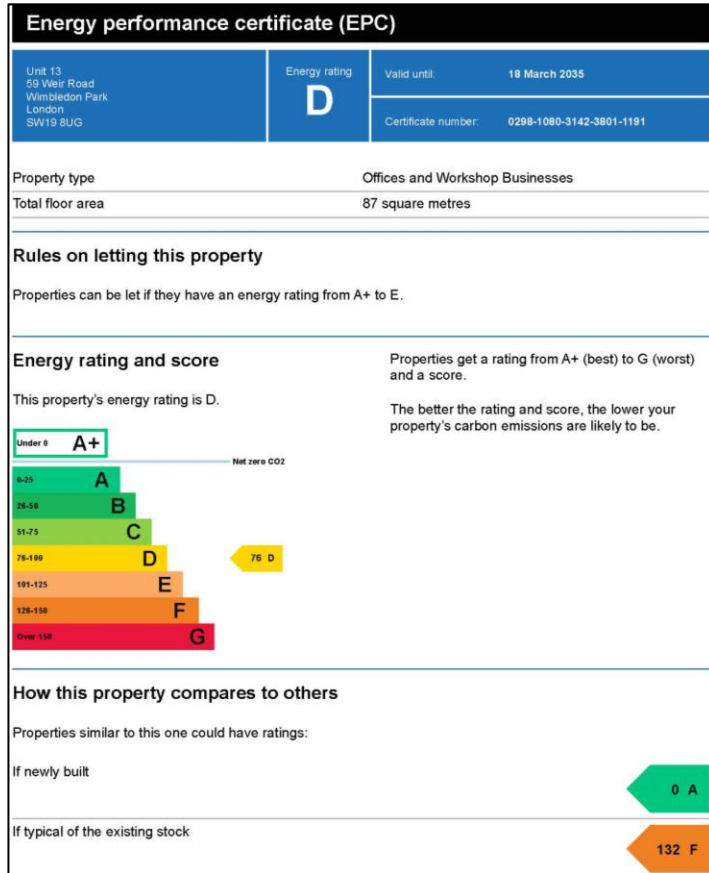
## UNIT 13



## UNIT 14



# EPCS



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Strictly by appointment via Sole Letting Agents:

**Andrew Scott Robertson**

Contact: **Stewart Rolfe**

Tel: **020 8971 4999**

Email: [commercial@as-r.co.uk](mailto:commercial@as-r.co.uk)

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