



**1 Chiswick Common Road**

London, W4 1RR

**Commercial premises to let -  
could suit E(b) (A3)**

**NB. Freehold is not for sale**

**1,430 sq ft**  
(132.85 sq m)

- Currently used as vehicle repair workshop
- Suitable for a range of alternative uses subject to consents
- Flexible and adaptable ground floor space
- Prominent position by Turnham Green Terrace
- New lease

# 1 Chiswick Common Road, London, W4 1RR

## Summary

<b>Available Size</b>	1,430 sq ft
<b>Rent</b>	£80,000 per annum
<b>Rates Payable</b>	£5,504 per annum
<b>Rateable Value</b>	£10,750
<b>VAT</b>	Not applicable
<b>Legal Fees</b>	Each party to bear their own costs
<b>EPC Rating</b>	Upon enquiry

## Description

The premises currently comprise a ground floor motor-vehicle repair garage, with glazed showroom doors.

Internally, the property drops away to the rear to provide 12'9" floor to ceiling clearance. To the right hand side are demountable offices and a store/WC.

Note, the upper parts are occupied as residential flats and ground floor uses will need to be sympathetic.

## Location

The property is located in Chiswick Common Road, just off Turnham Green Terrace, very close to Turnham Green tube station.

## Accommodation

The accommodation comprises the following areas:

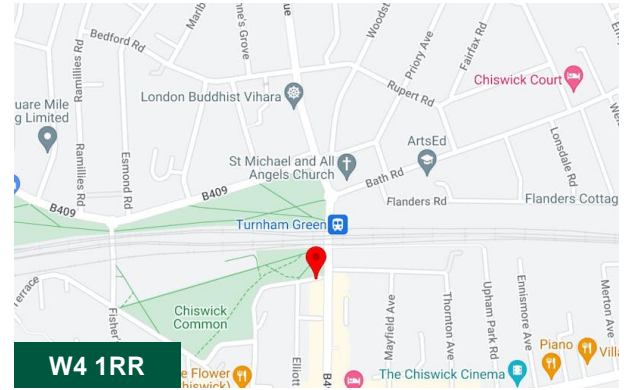
Name	sq ft	sq m	Availability
Ground - Entire GF	1,430	132.85	Available
<b>Total</b>	<b>1,430</b>	<b>132.85</b>	

## Viewings

Strictly by arrangement with Whitman & Co Commercial.

## Terms

Available on a new FR&I lease on terms to be agreed, and user subject to planning.



## Viewing & Further Information



**Jeremy Day FRICS**

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# Chiswick (Greater London, London)

