

RETAIL UNIT TO LET

328 Hook Rise North, Surbiton KT6 7LN


Commercial Space 554 sq. ft (51.5 sq. m) approx.




- Available on a new lease
- Fully refurbished
- Electric security shutter
- Rear access
- Prominent A3 location
- Modern kitchenette and WC facilities

Viewing and Further Information:

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LOCATION

The property is located just off the A3, past Hook Junction roundabout. Tolworth and Chessington North train stations are 1 mile away.

DESCRIPTION

The property comprises an open plan retail space, positioned in the centre of a diverse parade of local shops. The unit benefits from the large residential catchment areas of Hook, Tolworth and Ditton Hill as well as having considerable exposure to passing A3 traffic. The property has been fully renovated to a modern standard.

Use Class: E

ACCOMMODATION

Total net Internal Area: 554 sq. ft (55.5 sq. m) approx.

ENERGY PERFORMANCE (EPC)

Rating: E (122) – A copy of the certificate is available on request.

TENURE

Available on a new lease.

RENT

£13,500 per annum exclusive (no VAT)

*We believe that the building is not VAT elected. Interested parties should make their own enquiries

BUSINESS RATES

The Rateable Value is: £7,000 per annum

*All applicants are advised to make their own enquiries with the local council

LEGAL COSTS

Each party to cover their own legal costs.

Subject to contract 12th October 2021

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