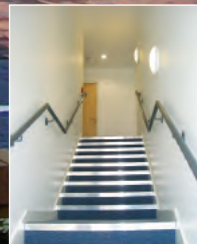


# blenheim court

units from 1,227 sq ft (114 sq m)  
with car parking

A new development by  
Blenheim House Developments Limited

new offices for sale - freehold or to let



brook way | kingston road | leatherhead | surrey KT22 7NA

### new offices for sale - freehold or to let

unit	sq ft	sq m	parking
1 <b>S</b>	1,410	131	<b>D</b> 4
2 <b>S</b>	1,292	120	<b>D</b> 3
3 <b>S</b>	1,292	120	<b>D</b> 3
4 <b>L</b>	1,227 <b>E</b>	114	<b>T</b> 3
5 <b>S</b>	1,227	114	<b>D</b> 3
6 <b>S</b>	1,582	147	<b>D</b> 4
7	1,582	147	4
8	1,313	122	4
9 <b>L</b>	1,313 <b>E</b>	122	<b>T</b> 4

All areas approx. gross internal.



### location

The property is well located on Brook Way, close to the junction of Kingston Road. Leatherhead town center is approximately 1.5 miles distant. The M25 at Junction 9 is approximately 0.5 miles away and provides excellent onward access to the national motorway network. Nearby amenities include Tesco and B&Q Superstores.

Both Leatherhead and Oxshott stations are within a short drive and provide frequent train services to London (fastest journey time approximately 30 minutes).

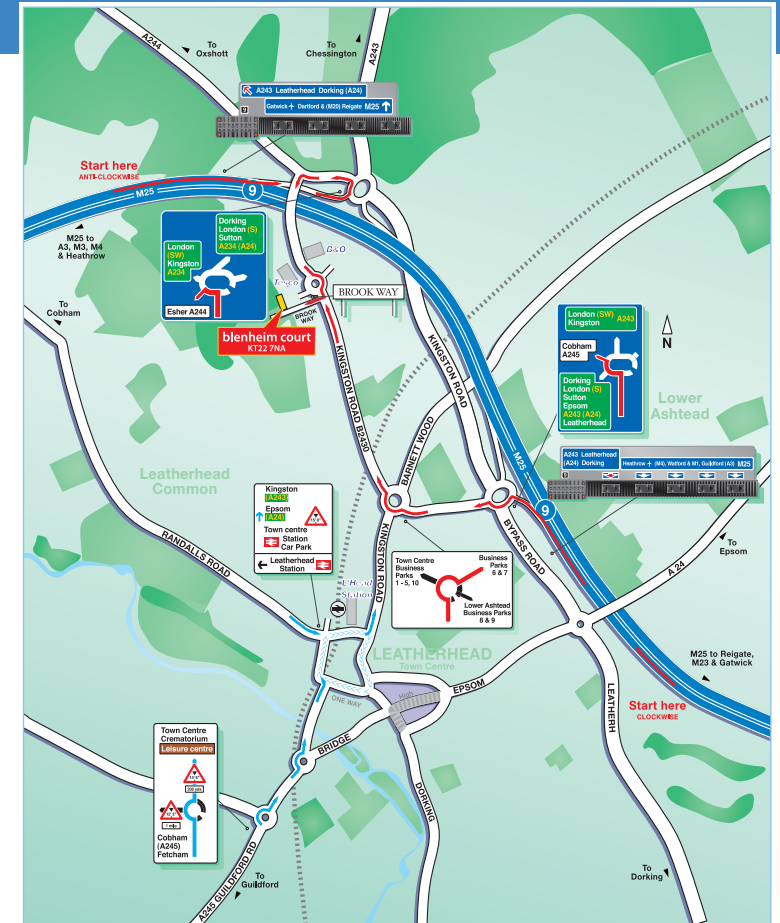
### description

The development comprises two terraces of office buildings each arranged on ground and first floors with attractive brick elevations under a pitched tile roof.

### amenities

Each office comprises the following standard specification:

- integrated heating and cooling system
- suspended ceiling with recessed lighting
- perimeter trunking
- fire alarm system
- WC facilities (including disabled)
- integrated kitchenette facilities
- high quality facilities throughout
- carpeting throughout
- designated on-site parking



### tenure

Freehold with vacant possession or to let.

For further information, please contact the sole agents:



Mark Leah  
mark@hurstwarne.co.uk

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