



Deals Winner 2011
Most Active Commercial
Property Agent in Surrey

WEYBRIDGE HIGH QUALITY OFFICE SUITES

646 sq ft (60 sq m)



Locke King House, Balfour Road, Weybridge, Surrey KT13 9HD

TO LET

- Self-contained office suite.
- Flexible terms.
- On-site car parking.
- Attractive building.

Regulated by RICS



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Location

The property occupies a prominent position on Balfour Road and is within easy walking distance of Weybridge town centre retail facilities and the mainline railway station which provides a journey time to London Waterloo of approximately 30 minutes.

The M25 at Junction 11 is approximately 1.5 miles distant and the A3 at Junction 10 is approximately 3 miles distant.

Description

Locke King House comprises a period building originally used as a Cottage Hospital. The property has been used as offices for many years and has been fully refurbished to provide high quality modern offices.

To the exterior there is plenty of on-site car parking.

Amenities

- Perimeter trunking
- Gas fired central heating
- Double glazed windows
- Within attractive building

Accommodation

First floor annexe	3 car spaces	646 sq ft NIA	60.1 sq m NIA	Rent £12,000 pax.
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Terms

The premises are available by way of new fully repairing and insuring leases directly from the landlord on flexible terms to be agreed.

The leases will be contracted outside of the security of tenure and compensation provisions of the 1954 Landlord and Tenant Act, Part II, as amended.

Business Rates

Further details from the agent.

Service Charge

The landlord will levy a service charge for the upkeep of the building together with all non separately metered services. Further details from the agent.

Viewing & Further Information

Strictly by appointment with the sole letting agent:

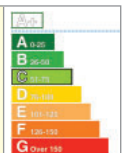
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FIRST FLOOR ANNEXE SUITE

For information relating to an Energy Performance Certificate (EPC) for this property, please see the relevant property page on our website
www.hurstwarne.co.uk



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SUBJECT TO CONTRACT Prices & rentals are subject to VAT where applicable

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Our Leatherhead, Fleet, Woking & Redhill regional offices cover Kent, Surrey, Hampshire, Berkshire & the South West M25

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