



Portmore House

54 Church Street, Weybridge, KT13 8DP

First and second Floor office

1,909 sq ft

(177.35 sq m)

- Character first and second floor office
- Benefitting from kitchenette facilities
- Historic grade 2 listed building in the town centre
- On site parking

Summary

Available Size	1,909 sq ft
Rent	Rent on application
VAT	Applicable
Legal Fees	Each party to bear their own costs
EPC Rating	D

Description

The premises consists of three rooms on the second floor of Portmore House. Portmore House, originally the Dower House to the Portmore Estate is believed to date from 1680. It is now Grade II listed, but has undergone many changes during its life. The offices can be described as character offices and benefit from kitchenette facilities.

Location

The premises are well situated in central Weybridge, which is approximately 16 miles south west of Central London. J11 of the M25 is approximately 2.5 miles distance and J10 of the M25, which can be reached via the A3, is approximately 3 mile distance.

Portmore House is placed directly opposite St James’s Church in the heart of Weybridge. Church Street which is a continuation of the High Street provides a wide range of shopping and local amenities including Waitrose supermarket and Gails. Weybridge Mainline Railway Station provides frequent train services to London Waterloo (approximately 30 minutes journey time).

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
2nd	520	48.31	Available
1st	1,359	126.26	Available
Ancillary - Storage	200	18.58	Available
Total	2,079	193.15	

Terms

The premises are available by way of a sublease for a term expiring 21 August 2029. A longer term could be negotiated directly with the Landlord.

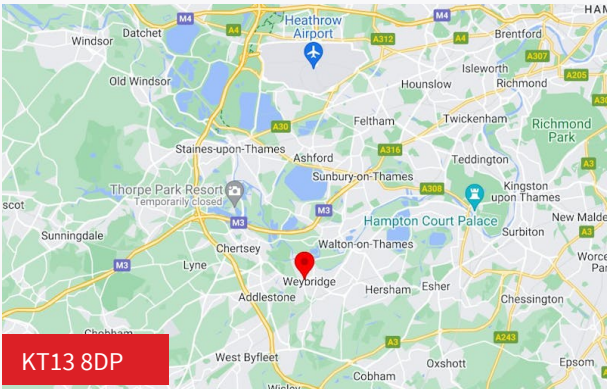
The rent is exclusive of VAT, service charge, insurance and business rates.

Legal Costs

Each side is to be responsible for the payment of their own legal costs incurred in the letting.

Anti Money Laundering

To comply with anti money laundering regulations, Curchod & Co undertake ID checks for all successful purchasers and tenants where legislation requires us to do so.



Viewing & Further Information

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