Office, Industrial / Warehouse, Workshops

FOR SALE

HOLLIS HOCKLEY

Building A2, R/o 78 The Street, Tongham, Farnham, GU10 1AA

Detached two-storey workshop / office building

Summary

Tenure	For Sale
Available Size	2,327 sq ft / 216.19 sq m
Price	Offers in the region of £275,000
Rates Payable	£4,590.80 per annum 100% Small Unit Business Rate Relief should be applicable, subject to status
Rateable Value	£9,200
EPC Rating	E (111)

Key Points

- UNDER OFFER
- Requires upgrade / modernisation
- Dedicated parking area
- Flexible internal space
- Low Business Rates

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DESCRIPTION

The subject property is located on the righthand side of the access road to the rear of The Street in Tongham, being a former chapel building, but used for commercial premises for many years, and incorporating an extensive mezzanine / first floor area.

The building is currently used for storage and office use, and whilst it is currently in occupation, the building would benefit from upgrade / modernisation.

It includes a dedicated parking area at the side of the building.

ACCOMMODATION

The accommodation comprises the following areas:

Name	sq ft	sq m
Ground - Workshop	80.51	7.48
Ground - Internal storage area	210.11	19.52
Ground - Area under mezzanine	1,138.39	105.76
1st - Mezzanine	898.35	83.46
Total	**2,327.36**	**216.22**

PRICE

Offers in the region of £275,000 for the freehold interest.

OCCUPATION

Vacant possession on completion of legal formalities.

RATES

Rateable value £9,200

Rates payable £4,590

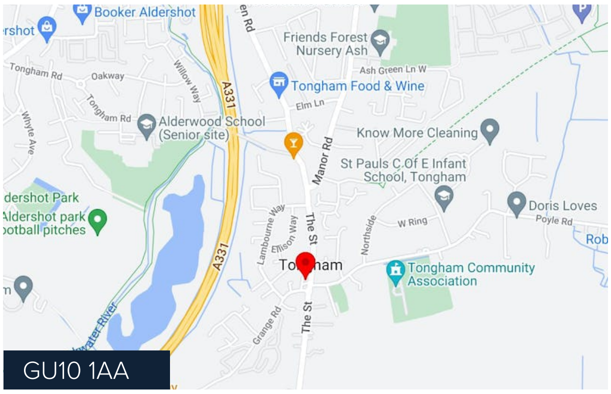
Note: 100% Small Unit Business Rate Relief should be applicable, subject to status.

EPC

EPC Rating - E 115

LEGAL FEES

Each party to meet its own legal costs incurred in the transaction.



Viewing & Further Information

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