

# Suite 1 D

Ashford House, Church Road, Ashford, TW15 2TQ



## TO LET

347 SQ FT  
(32.24 SQ M)

**£995 PER MONTH INCLUSIVE OF  
SERVICE CHARGES AND INSURANCE**

Town Centre office suite  
with access to shared  
kitchen and WC's.  
Available on an inclusive  
rent.

- Comfort cooling
- Allocated parking
- Shared kitchen
- Lift
- 2 hour free parking on Church Road
- Spacious entrance lobby with seating
- Inclusive rent

020 8707 3030  
desouza.co.uk

Summary

|                |                                                                                   |
|----------------|-----------------------------------------------------------------------------------|
| Available Size | 347 sq ft                                                                         |
| Rent           | £995 per month Inclusive of service charges and insurance                         |
| Rates Payable  | £311.88 per month<br>Small Business Rates Relief to apply subject to eligibility. |
| Rateable Value | £7,500                                                                            |
| EPC Rating     | C (63)                                                                            |

Description

First floor suite with comfort cooling and access to a shared kitchen. There is a small car park to the rear and the building benefits from a spacious entrance lobby with seating and a passenger lift.

Location

Ashford House is situated in the centre of the Town Centre with the benefit of all the local amenities available. It is ideally located for Heathrow Airport (Terminal 4 – 3.2 miles) and the motorway network with the M25 Junction 13 being only 3.5 miles. Ashford Station is a 6 minute walk away and provides a regular service to London Waterloo.

Accommodation

The accommodation comprises the following areas:

| Name       | Floor/Unit | sq ft | sq m  | Rent                  | Availability |
|------------|------------|-------|-------|-----------------------|--------------|
| Suite - 1D | Suite      | 347   | 32.24 | £995 /month Inclusive | Available    |
| Total      |            | 347   | 32.24 |                       |              |

Specification

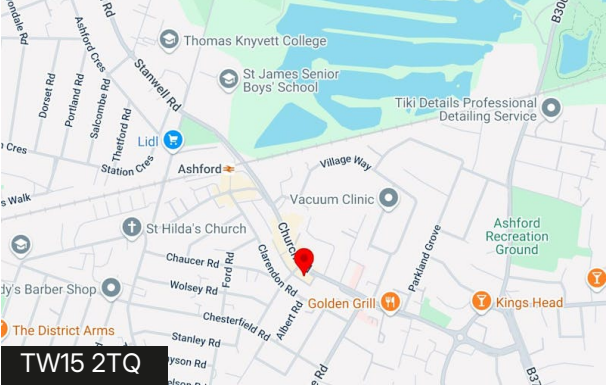
- Town Centre Location
- Comfort Cooling
- Shared Kitchen
- WC's
- Lift
- Entrance lobby with seating
- Allocated car parking space
- 2 hour free parking on Church Road

Viewings

By appointment only with De Souza.

Terms

Available on a new 12 month renewable license agreement. Alternatively a conventional lease is available on terms to be agreed.



Viewing & Further Information



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