

A-F

BARWELL
BUSINESS PARK
CHESSINGTON, SURREY KT9 2NY

Industrial / Warehouse Units

Comprehensively Refurbished

2,338 - 7,027 sq ft (217 - 652.8 sq m)

TO LET



- Comprehensively refurbished units with brand new roofs
- 24 hour security with barrier controlled access
- On site manager
- Excellent car parking
- Flexible lease terms



www.barwellbusinesspark.co.uk

AVIVA
INVESTORS

Description

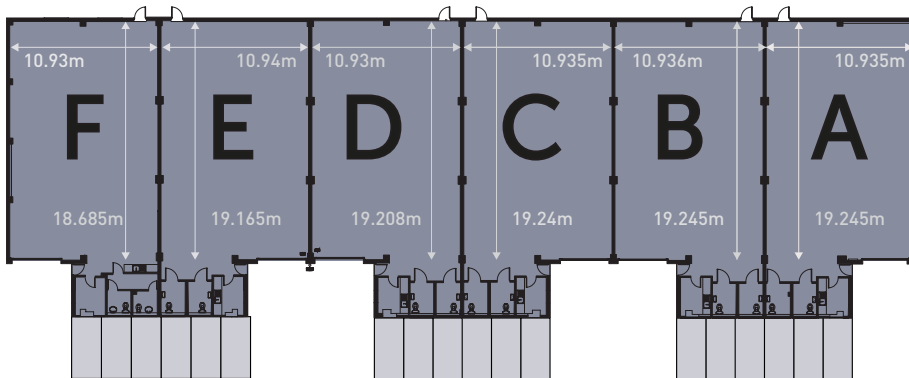
Units A-F are a terrace of single storey warehouse/production units which can be let individually or combined for larger requirements.

The units offer:

- New roller shutter loading doors to each unit
- 3 car spaces per unit to the front elevation
- Open plan warehouse accommodation
- Clear height of 3.55m to underside of haunch and 5.48m to apex
- Separate kitchenette areas
- Male, female and disabled WC facilities
- Gas and 3 phase electricity supplies



- Located in Chessington just off Leatherhead Road (A243)
- Good access to J9 M25 and west of London via A3
- Chessington South railway station within 5 minutes walk
- London Waterloo only 38 minutes direct
- Regular bus services to Kingston upon Thames



Availability

The units will be available in two phases, as follows:

Unit	sq ft (GIA)	sq m	Rent (pa)	Available	EPC
A	2,338	217.2	£45,000	Immediate	C64
B	2,347	218.0	LET		
C	2,328	216.3	LET		
D	2,346	217.9	£45,000	Immediate	C68
E	2,345	217.9	£45,000	Immediate	C65
F	2,336	217.0	LET		

The properties have been measured on a gross internal basis in accordance with the RICS Code of Measuring Practice (Sixth Edition)

Quoted rents are based on a minimum of 5 year term certain lease. Flexible terms are available. Please contact the joint agents.

www.barwellbusinesspark.co.uk

Rates & Service Charge Information

Available from the joint agents.

Viewings

For further information or to view the units please contact either of the joint agents.



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