

12 Princes Road, Kew TW9 3HP
New Ground Floor Office 966 sq ft
Coming Summer 2019

To Let or For Sale

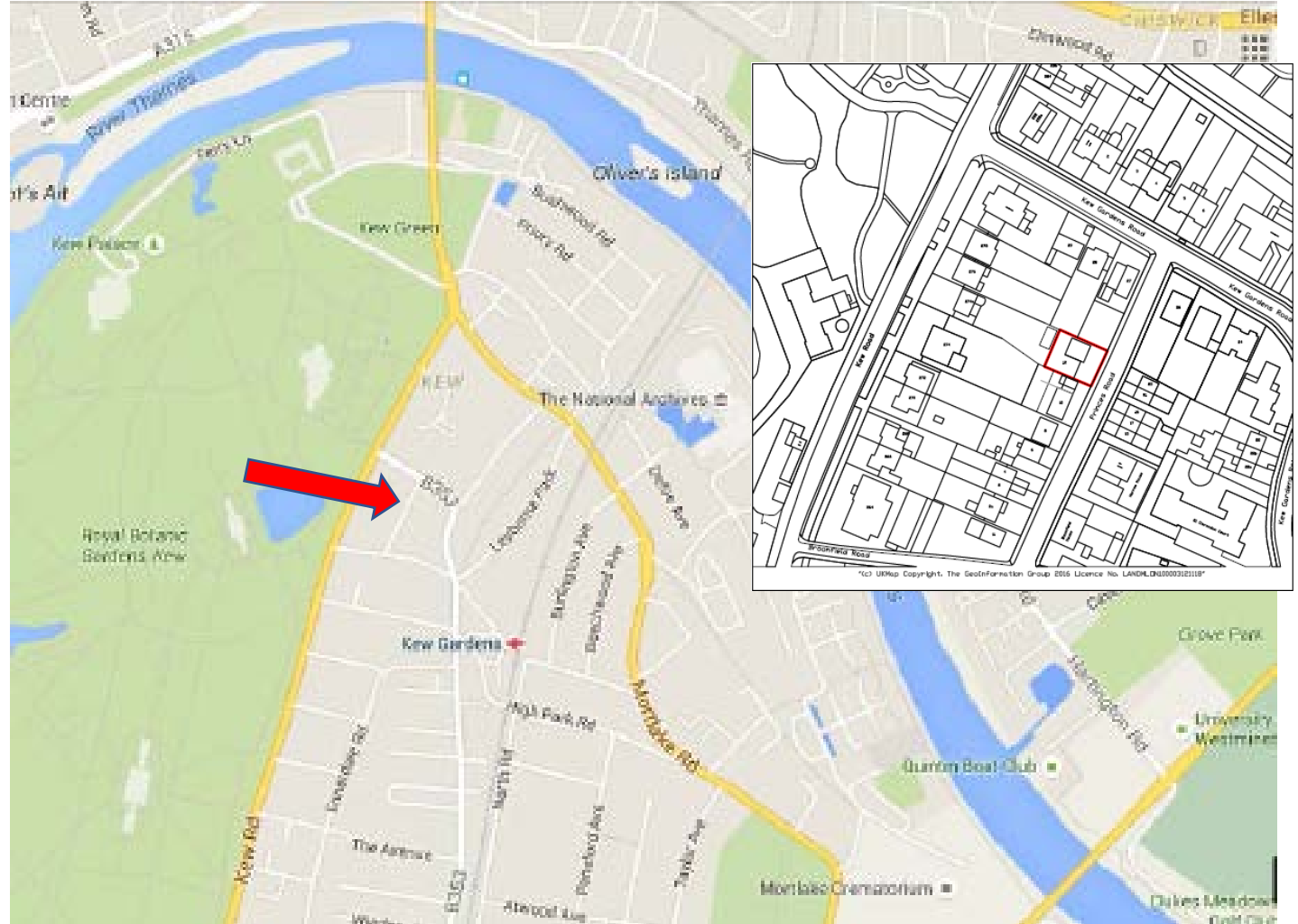
Location

Princes Road runs parallel to Kew Road, A307, between Broomfield Road and Kew Gardens Road.

The premises are close to Kew Gardens and a few minutes walk from Kew Village with its popular food and retail amenities which include Lloyds Chemists, Barclays Bank, Tesco, Pizza Express and numerous local retailers.

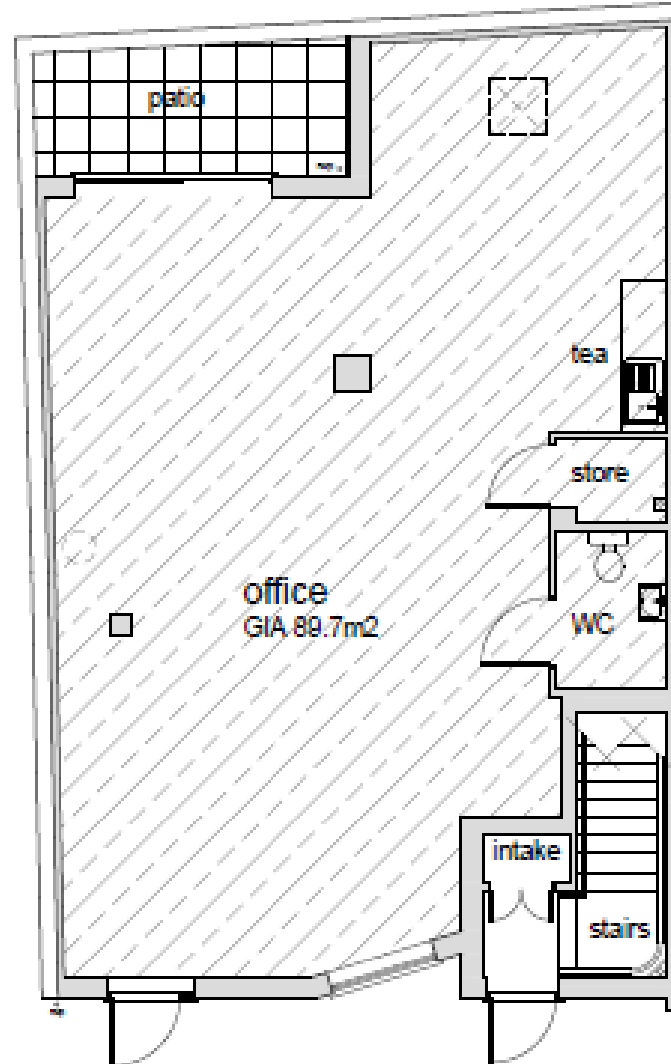
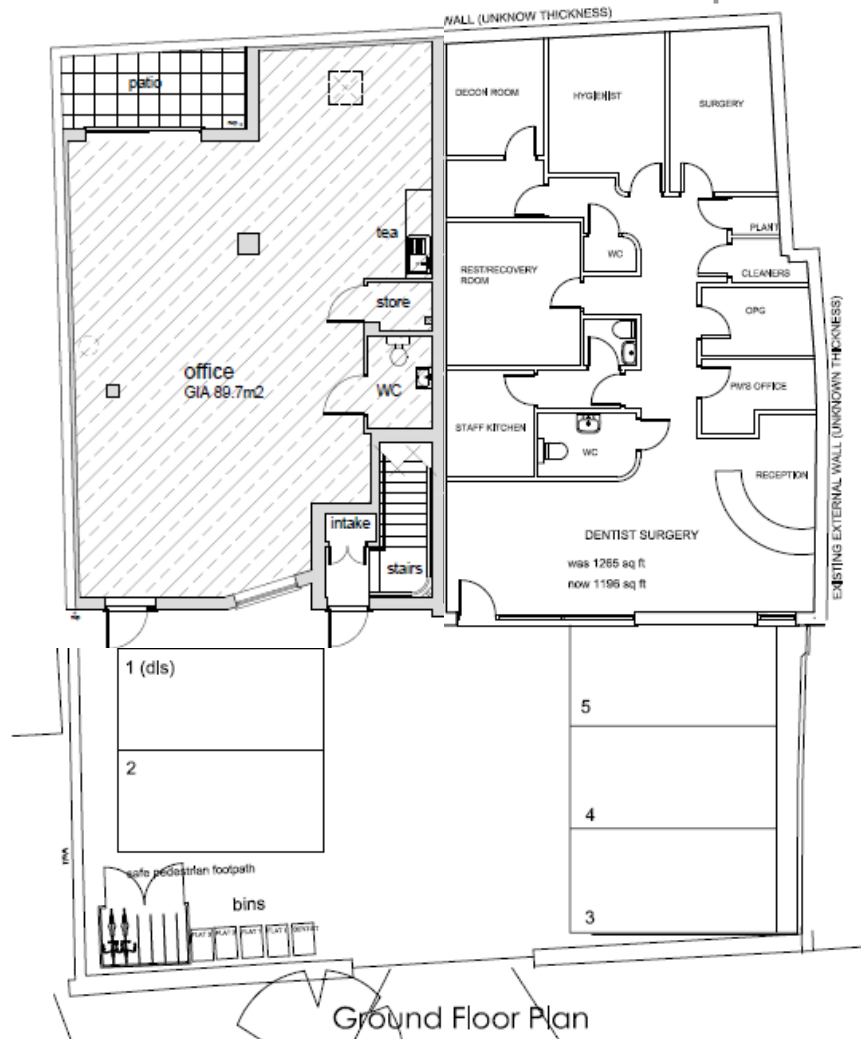
Kew Gardens station provides District Line Underground services between Richmond and Central London together with overland services to North and East London.

The South Circular is within 0.3 miles and J2 of the M4 1 mile.



The Building

12 PRINCES ROAD | KEW, RICHMOND | TW9 3HP



Description

This rare opportunity to secure a self-contained courtyard 966 sq ft office with parking is planned for completion in August 2019 benefitting from

- 966 sq ft with 65 sq ft patio
- Daikin Air-Conditioning for heating and cooling
- 3 perimeter trunking with data cabling and small power
- Patio area to rear
- Plastered ceilings
- LED Lighting
- 1 parking space

Further information

It is anticipated that the building will reach Practical Completion in August 2019.

The premises are available on new lease direct from the freeholder for a term to be agreed but with a guiding rent of £33,750 pa. Offers to purchase may be considered.

Rateable Values have not yet been assessed and although there is likely to be a small service charge for external maintenance and repair the unit will be self-contained with its own utility supplies.

VAT will be payable on the rent and service charge.



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