



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

To Let

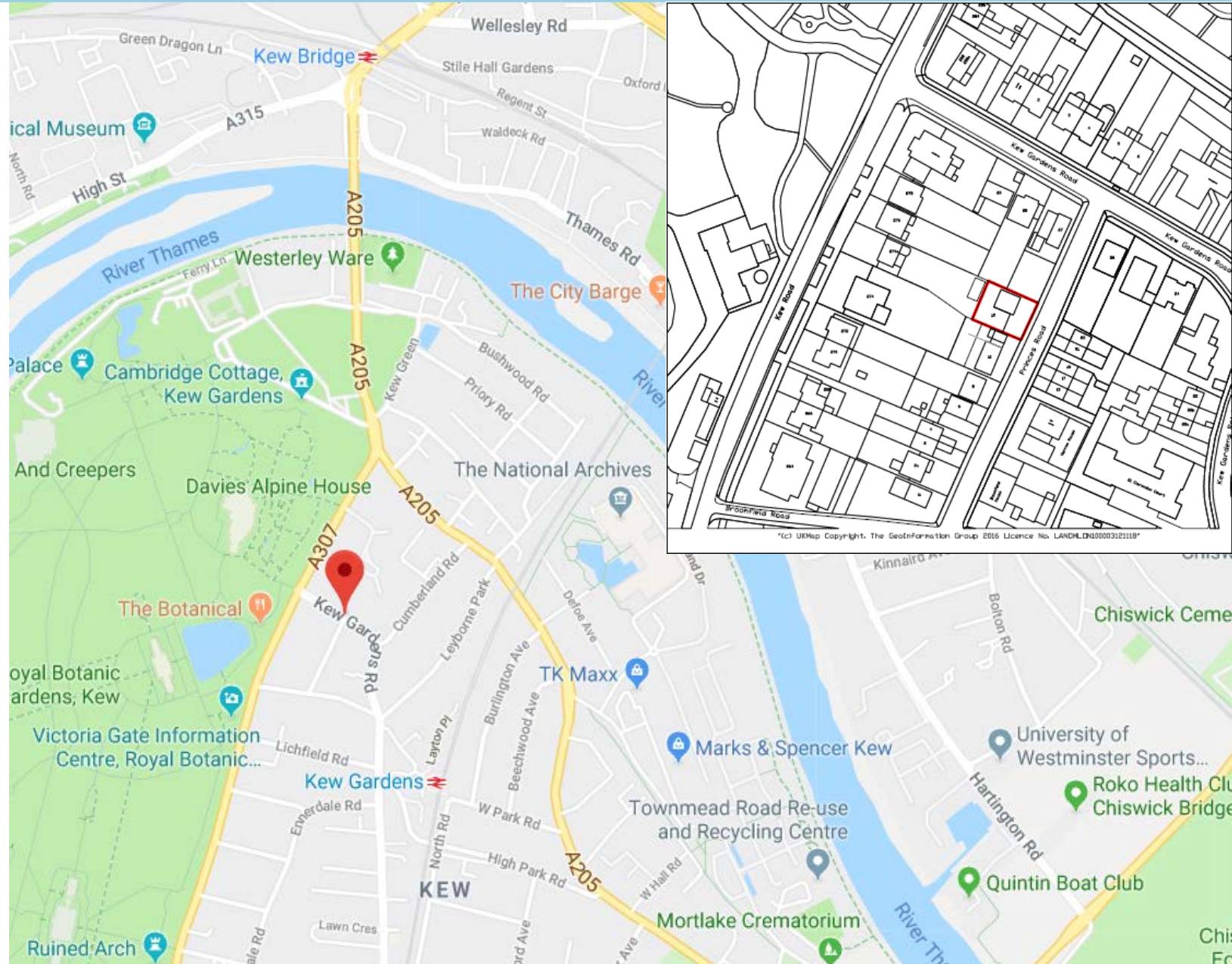
The Location

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 including Lloyds Chemists, Barclays Bank, Tesco, Pizza Express.

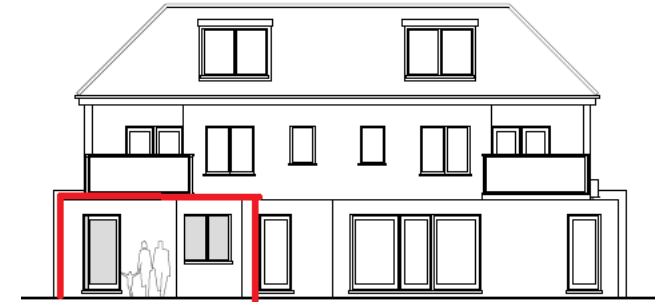
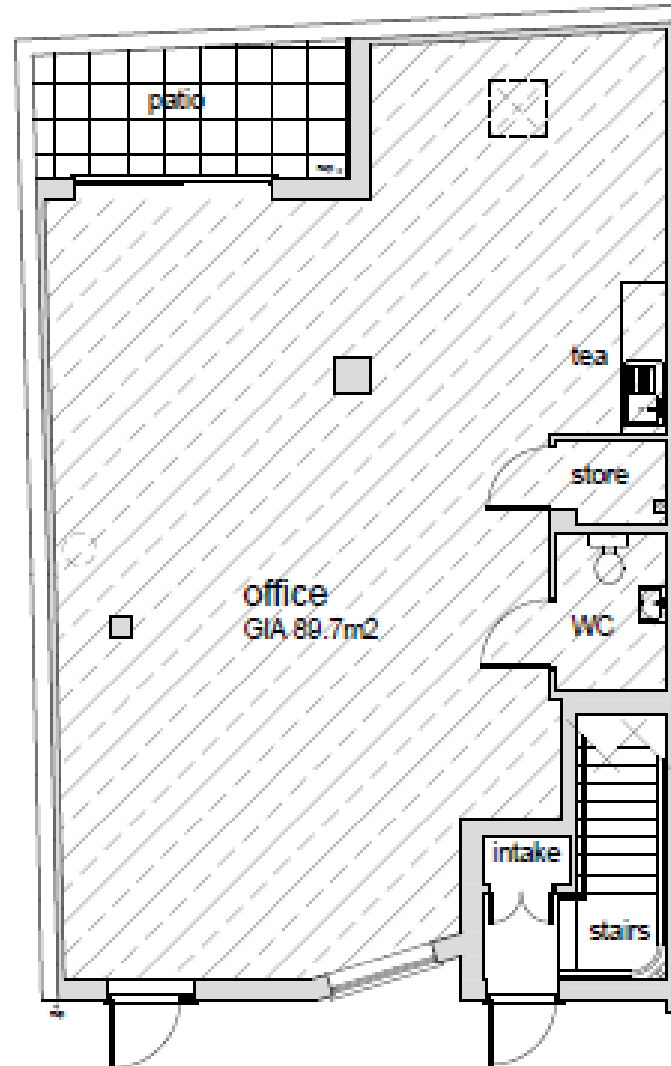
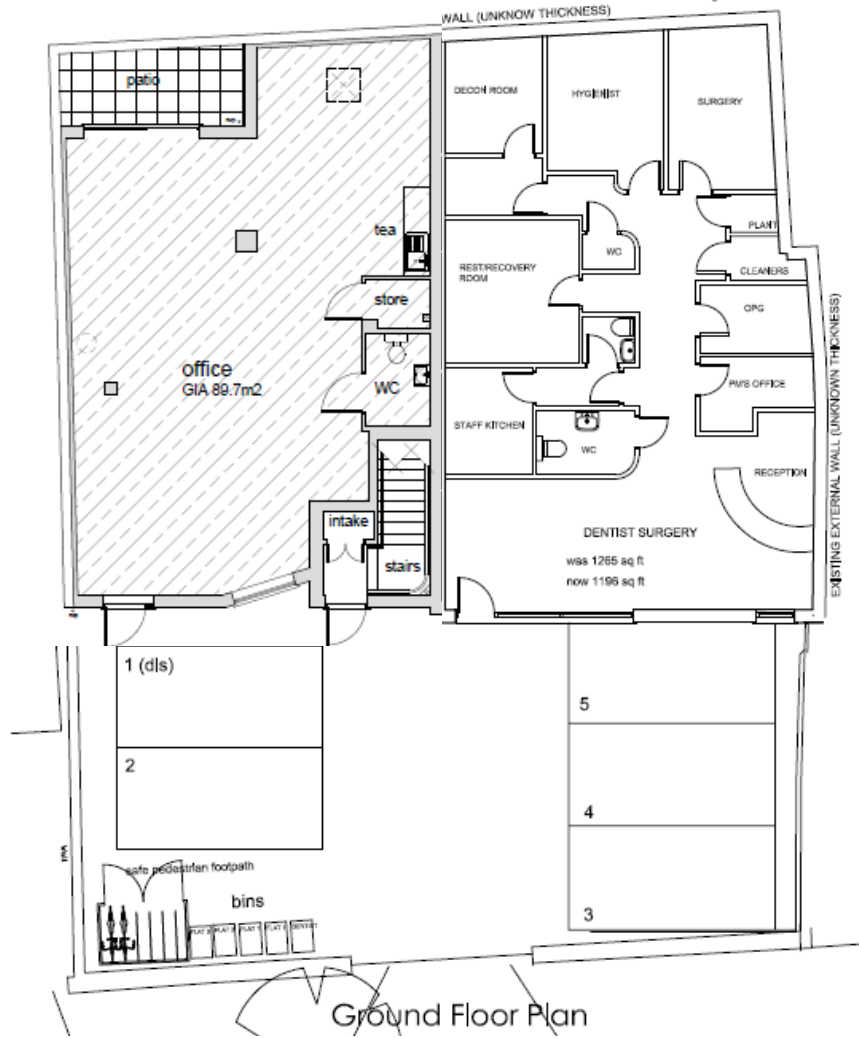
Kew Gardens station provides access to District Line Underground services between Richmond and Central London, as well Overground services to North and East London.

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



The Floorplan

12 PRINCES ROAD | KEW, RICHMOND | TW9 3HP



Property Description

Rare opportunity to secure a newly constructed self-contained courtyard benefitting from:

- 966 sq ft office with a 65 sq ft patio
- Daikin Air-Conditioning for heating and cooling
- 3 perimeter trunking with data cabling and small power
- Solar light tubes
- Plastered ceilings
- LED Lighting
- 1 parking space
- Kitchenette



More Information

The premises are available on a 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 also 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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