

Sterling House Wimbledon

From 3,256 sq ft (303 Sq m) to 13,754 sq ft (1,280 sq m)



Key Highlights

Fully fitted offices over 2nd and three upper floors with a roof terrace

- Immediate access to town centre amenity
- Flexible terms available
- Close proximity to Wimbledon Station
- 5th floor roof terrace

Important Notice: Savills, their clients and any joint agents give notice that:

1. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact.
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Sterling House Wimbledon

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2nd to 5th Floors

3,256 sq ft (303 Sq m) to 13,754 sq ft (1,280 sq m)

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Overview

Sterling House provides high quality office space in the heart of Wimbledon town centre which is an increasingly popular business location.

The second, third, fourth and fifth floors have been fitted to provide open plan office space, meeting rooms, private offices and a break out area and are available from September 2021.

The area benefits from excellent public transport connections with the rail station being on the main line network (SWR) which provides regular services to Waterloo, Surbiton, Woking and Guildford. It's also on the London Underground (District Line) in addition to the London Trams meaning there is easy access to central and greater London. The A3 provides access to M25 Junction 10 whilst the M4 is 9 miles to the north.

Wimbledon has a strong amenity offer with a variety of cafes, restaurants, shops and leisure facilities.

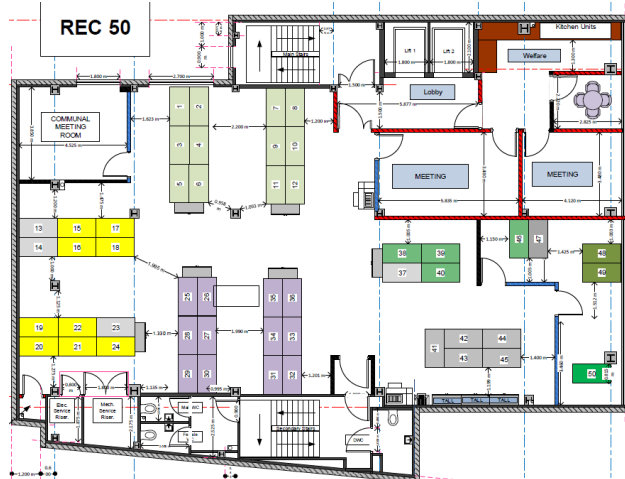
Available Accommodation

Floor	Sq Ft	Sq M
5th	3,256	303
4th	3,256	303
3 rd	3,621	337
2 nd	3,621	337
Total	13,754	1,280

Specification

- Air-conditioning
- Fully accessible raised floors
- Suspended ceilings
- Male, female and disabled WCs
- 5th floor roof terrace
- EPC C

Indicative Layout



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Rent

Available upon request.

Rates & Service Charges

Business Rates: £10.01 psf
Service Charge: £4.07 psf

VAT

The building has been elected for VAT

Lease

The space is available by way of sub lease or assignment until March 2024.

Alternatively a new lease may be negotiated direct with the landlord.

Viewing

Stuart Chambers
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