

CLASS E UNIT TO LET - TOWN GATE HOUSE, WOKING GU21 6AE

Towngate House, Woking

GU21 6AE



Savills London

33 Margaret
Street London
W1G 0JD

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Location

The property is situated in the heart of Woking town centre, just a short 7 minute walk away to Woking Train Station providing a direct route into London Waterloo. (up to 15 trains per hour). Woking has thriving travel links additional to the train. London Heathrow and Gatwick - the UK's two principle airports, sit 12 miles to the North and 32 miles to the south east.

The unit is adjacent to Victoria Place Shopping Centre receiving over 6 million visitors with brands including **Nova Cinema, Gails, Sostrene Grene, Primark, M&S and H&M.**

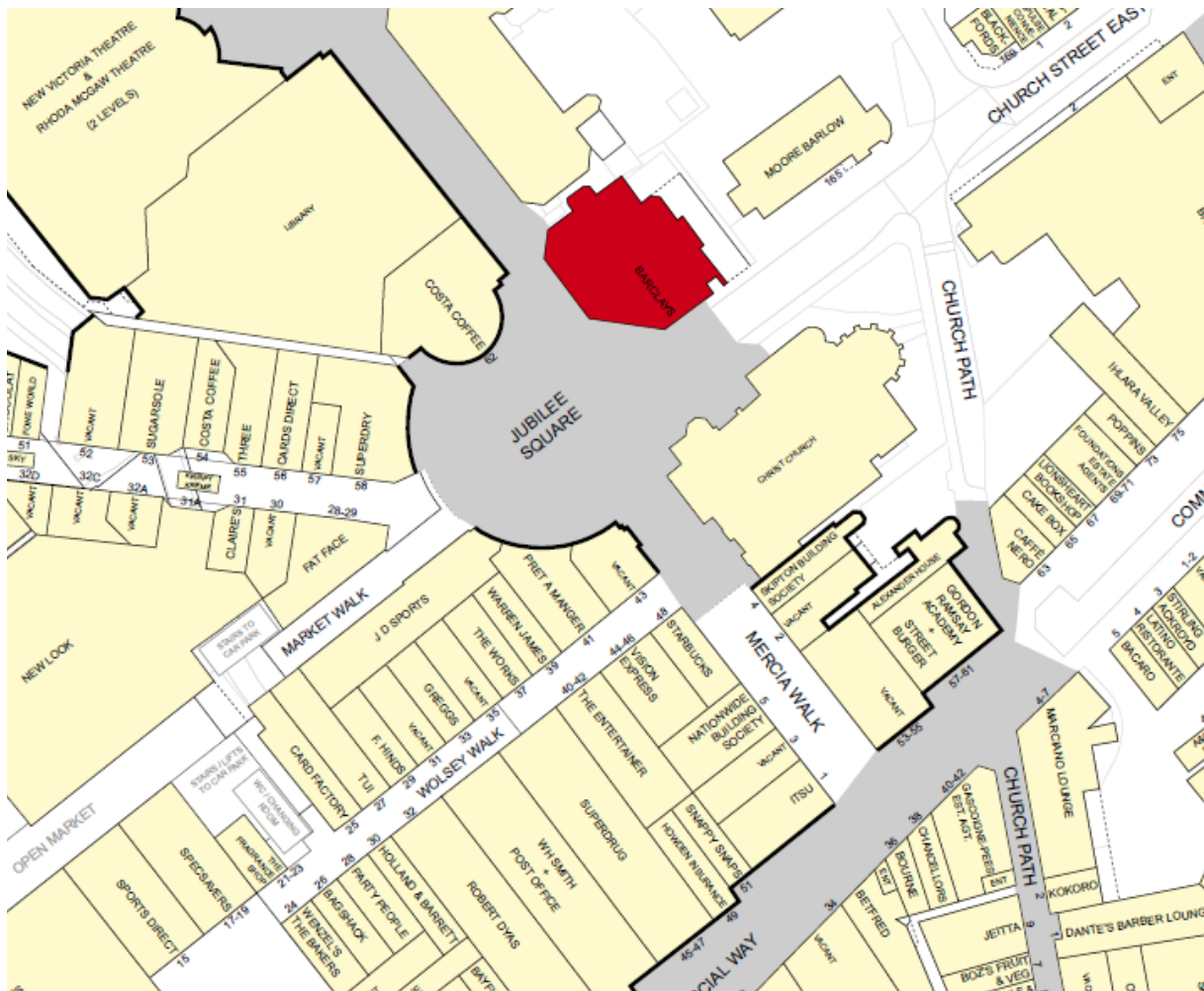
Accommodation

The unit is arranged over ground floor only and has the following approximate gross internal areas :

Ground Floor : 4,703 sq ft 437 sq m

Total: 4,703 sq ft 437 sq m

The building benefits from a prominent external frontage facing Jubilee Square. Jubilee Square includes a range of F&B and retail uses with nearby occupiers including **Mokka Bistro, Costa Coffee, Pret a Manger, JD and Paperchase.**



Viewing & further information

Further information & viewing upon request. Viewing strictly via appointed agents only:

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Rent

Available upon application.

Tenure

The property is available by way of a new full repairing and insuring lease for a term to be agreed.

Service Charge

On application.

Rates

To be reassessed.

EPC

A valid EPC for this property can be made available upon request.

Use

The premises currently benefits from Class E use which includes various commercial uses including Retail, Restaurant, Office or Gym space without the need for change of use.

Legal Costs

Each party to be responsible for their own legal and professional costs incurred in this transaction.

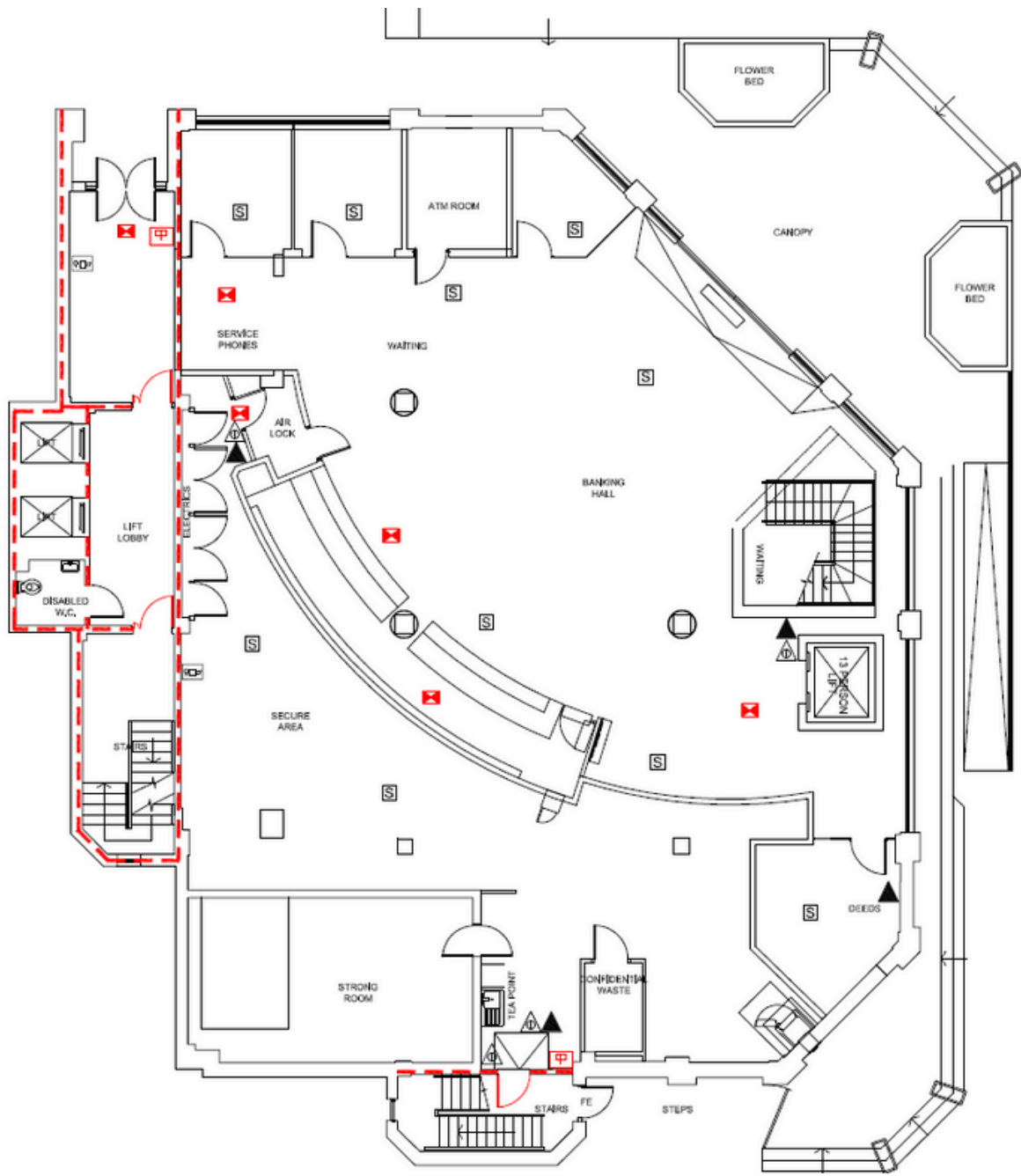



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