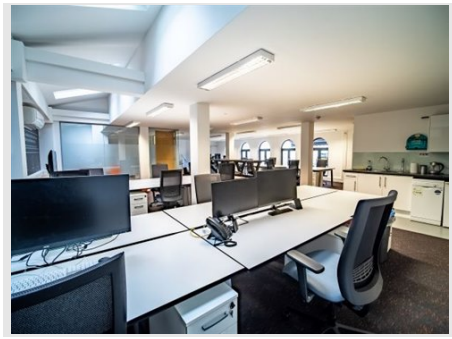
MARTIN CAMPBELL

COMMERCIAL PROPERTY CONSULTANTS

OFFICE TO LET

THE COURTYARD, 37 SHEEN ROAD, RICHMOND UPON THAMES, TW9 1AJ



SUMMARY

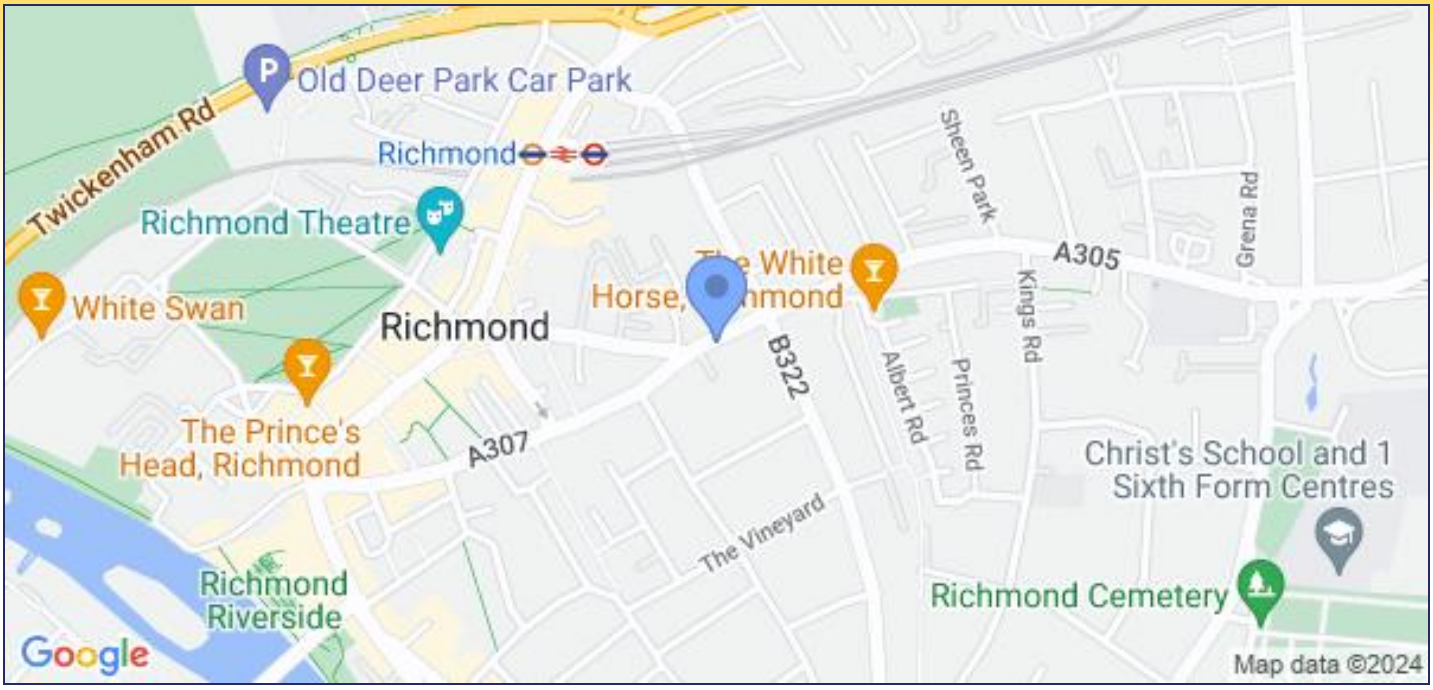
- **1,277 sq ft (118.68 sq m)**
- **Fitted office space**
- **Courtyard scheme**
- **To Let**
- **Rent: Rent upon application**
- **Flexible terms subject to negotiation.**

AMENITIES

- **Attractive Courtyard**
- **Character property**
- **Edge of town centre**
- **Fitted space**
- **Flexible terms**
- **Furniture**
- **Parking (by way of negotiation)**

020 8940 2266
6 Duke Street Richmond TW9 1HP

www.martincampbell.co.uk



LOCATION

The Courtyard is situated on Sheen Road close to the junction of Sheen Road and Paradise Road on the edge of Richmond's town centre. The station and all amenities are a short walk away.

DESCRIPTION

This ground floor office suite is part of a courtyard scheme developed in the 1980s and is approached via an archway immediately off Sheen Road.

ACCOMMODATION

The office space is fitted and has furniture so is effectively "plug & play".

FLOOR	SIZE
Ground Floor	1,277 sq ft (118.68 sq m)
Total	**1,277 sq ft (119 sq m)**

LEASE / TERM

Flexible terms subject to negotiation.

RENT

Rent upon application

RATES

Rates payable circa £14,500 per annum.

VAT

SERVICE CHARGE

Details on request.

EPC RATING

65 C

LEGAL COSTS

Each party to bear their own costs.

VIEWING

Viewing strictly by prior appointment with the agent:

Richard Farndale
020 8940 2266
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Property Ref: 4706. Date: 2024