




Owen
Isherwood
CHARTERED SURVEYORS

TO LET

Town Centre Office with Parking
1,235sq ft/115sq m

3 Wey Court, Guildford, Surrey GU1 4QU

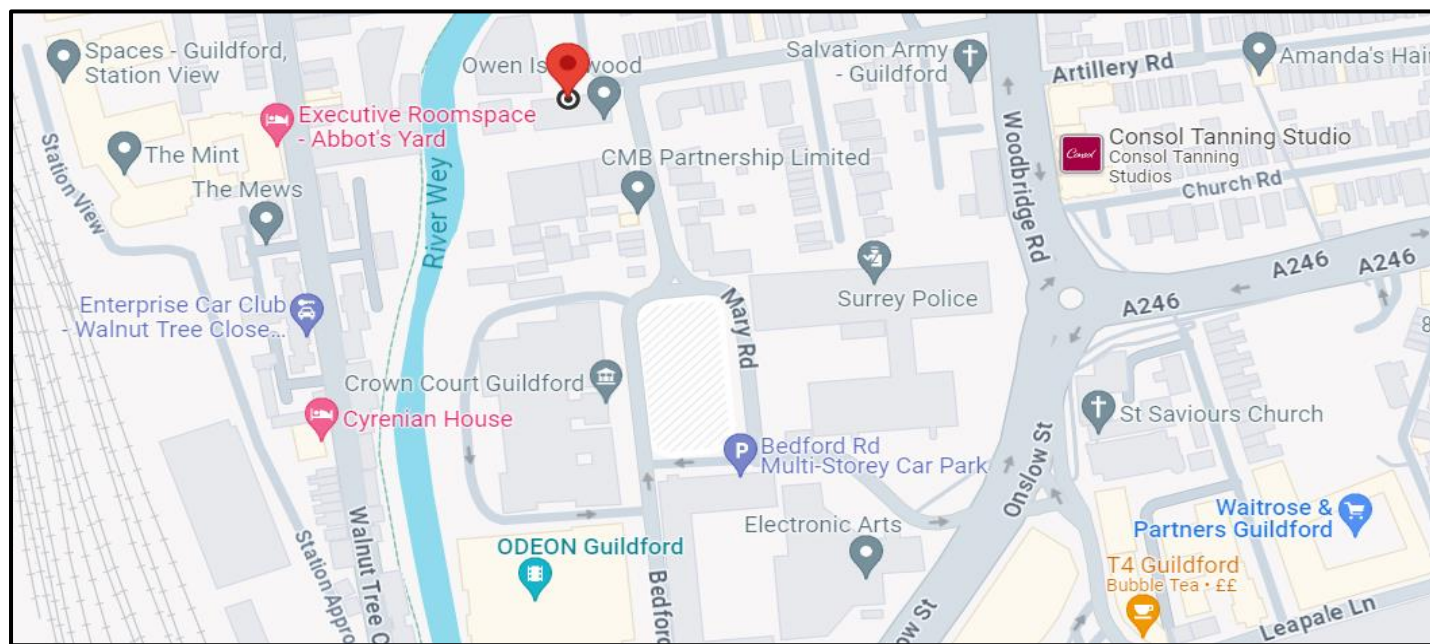
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- Modern Office
 - Close to Guildford Station and Town Centre Amenities
 - On-site Parking
 - Views over the River Wey

LOCATION

Wey Court is a gated commercial development on Mary Road in Central Guildford. It is a 5-minute walk to Guildford mainline station and the shops and amenities of the town centre. Mary Road is accessible by car from Woodbridge Road with easy access onto the A322 and A3.

DESCRIPTION

The subject property is a two-storey office building, situated on a business park overlooking the River Wey. The offices benefit from large double-glazed windows and a kitchenette. The space is air-conditioned and heated by wall mounted radiators. The WC facilities are found on both the ground and first floors and there are four parking spaces to be allocated with this lease.



ACCOMMODATION

	Square Foot	Square Meters
Total	1,235	114.74

RENT

£37,500 per annum

TERMS

New Lease Terms To be Agreed

RATES

Rateable Value: £25,000

Rates Payable: £12,475

EPC

B - 47

LEGAL COSTS

Each party to bear their own legal costs



These particulars do not constitute, or form any part of, any offer or contract, and whilst all the information given is believed to be correct, all interested parties must satisfy themselves of its accuracy. All prices and rents are quoted exclusive of VAT, unless otherwise stated.

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