

**LEWIS
&CO**



UNITS 3 & 6 WOODMAN WORKS

WIMBLEDON PARK SW19 8DR

COMMERCIAL UNITS TO LET
1,937 - 3,941 SQ FT (179 - 366 SQ M)



UNITS 3 & 6 WOODMAN WORKS LEWIS & CO

WIMBLEDON PARK SW19 8DR

DESCRIPTION

Unit 3 is a self contained first floor office unit which provides the occupier with a large open plan space. The unit benefits from a kitchenette, showers and WC's.

Unit 6 is a self contained first floor office unit which provides the occupier with a large open plan space. The unit benefits from a kitchenette and WC's.

The units can either be taken as one whole unit or separately. The unit includes onsite parking (under separate agreement).

Unit 3 Virtual Tour: <https://my.matterport.com/show/?m=tE3wnwxMdM2>

Unit 6 Virtual Tour: <https://my.matterport.com/show/?m=qr5dLOMNVjX>

LOCATION

The building is situated on Durnsford Road, in the Woodman Works Industrial Estate. The property is well served by public transport, Wimbledon Park Underground station (District Line) is within 5 minutes' walk of the property, providing direct services to Paddington (26 minutes) and London Victoria (27 minutes). Earlsfield station is approximately 1.4 km (0.9 miles) to the north east of the site and provides direct services to London Waterloo (13 minutes) via Clapham Junction and Vauxhall.

A range of local amenities can be found along Arthur Road and Leopold Road in Wimbledon Park including a number of independent cafes, restaurants and shops.

MISREPRESENTATION ACT- The particulars contained in this brochure have been produced in good faith, are set out as a general guide and do not constitute the whole or part of any contract. All liability, negligence or otherwise, arising from the use these particulars is hereby excluded. Compiled July 2023.

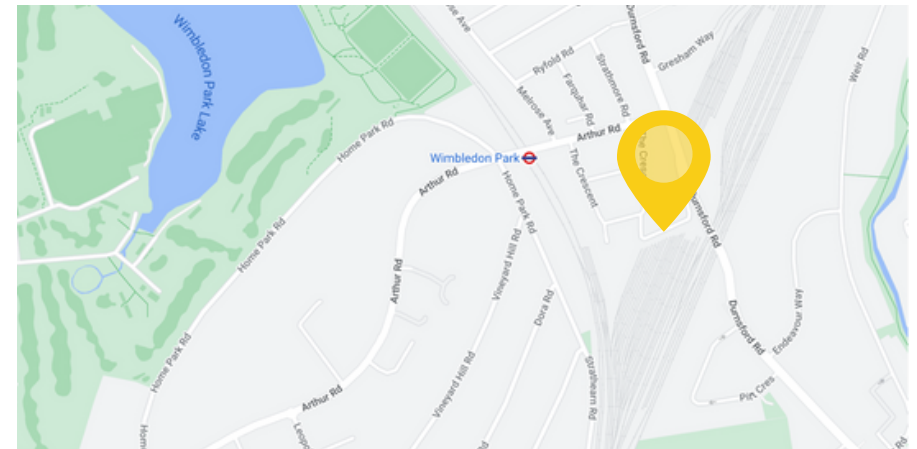


SPECIFICATION

- Open plan office space
- WC facilities
- Onsite parking spaces
- Excellent transport links
- Kitchenette

FLOOR AREAS

Floor	sq ft	sq m
Unit 3	1,937	179.9
Unit 6	2,004	186.2
Total	3,941	366.1



TERMS

A new lease is available with terms to be agreed.

EPC

Available upon request.

RENT

Price on application.

VAT

Applicable.

RATES

Interested parties are advised to make their own enquiries with the local authority.

SERVICE CHARGE

On Application.

VIEWING

Strictly by appointment through the joint sole agents.

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