



Unit 17 Watchmoor Trade Centre

Watchmoor Road, Camberley, GU15 3AJ

First floor office

857 sq ft
(79.62 sq m)

- Predominantly open plan office space
- Separate meeting room/office
- Space for storage
- 24/7 access
- Close walking distance to a Sainsburys/Starbucks
- Daily on site postal collection

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Summary

Available Size	857 sq ft
Rent	£12,000 per annum
Rateable Value	£5,300 This unit should qualify for small business rates relief if it is your only business premises
Service Charge	£6,330 per annum includes heating and lighting
EPC Rating	Upon Enquiry

Description

Watchmoor Trade Centre is a mixed-use property comprising of warehouse units and small offices. Unit 17 is a first floor office suite, which is available on flexible terms.

Location

Camberley is an established commercial centre within the Blackwater Valley conurbation. Watchmoor Trade Centre is perfectly situated for easy access to the A331 and the M3 giving fast access to London and the South Coast. The M25 is just 13 miles away. A large Sainsburys Super Store is within easy walking distance and a very large M&S, Tesco and Next are less than 5 minutes' drive away.

Terms

A lease/licence for a term to be agreed.

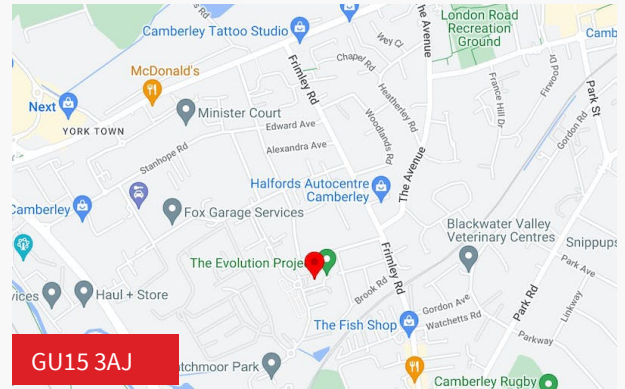
Legal Costs/VAT

Each side to be responsible for the payment of their own legal costs incurred in the letting.

Prices are quoted exclusive of VAT which may be charged.

Anti Money Laundering

To comply with Anti Money Laundering regulations, Curchod & Co undertake ID checks for all successful purchasers and tenants where legislation requires us to do so.



Viewing & Further Information

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Unless otherwise stated, all prices and rents are quoted exclusive of Value Added Tax (V.A.T)
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