

Park House 1-4 Park Terrace, Worcester Park, Surrey KT4 7JZ



Serviced Offices To Let

www.ashtonfox.co.uk

COMMERCIAL PROPERTY CONSULTANTS

A F LONDON LTD T/A ASHTON FOX Reg No. 5880899 Reg Office: 84 High Street, Harlesden, London NW10 4SJ

DEVONSHIRE HOUSE, 582 HONEYPOT LANE, STANMORE, MIDDLESEX HA7 1JS

Tel: 020 82385588 Mob: 07746 432 899 – Email: sales@ashtonfox.co.uk

Ashton Fox for themselves and for the vendors or lessors of this property whose agents they are given notice that:

- (i) The particulars are produced in good faith, are set out as a general guide only and do not constitute any part of a contract
- (ii) No person in the employment of Ashton Fox has any authority to make or give representation or warranty whatever in relation to this property.

Description

This property has a local feel accommodating a range of small and larger businesses and charities from the area. There is a lift serving the building as well as a car park to the rear. The floors are partitioned to provide a combination of open-plan accommodation as well as several cellular offices and communal kitchens.

Transport

The building is prominently located at the junction of The Avenue with the A2043 Central Avenue / Malden Road immediately opposite Worcester Park mainline station.

CURRENT AVAILABILITY

Available Space	Approx size (sq ft)	Desk Recommendation	Price Per Month ex VAT
2 nd Floor Suite 1 (Suite 5)	150	3	£440.00
2 nd Floor Suite 4 (Suite 5) A	100	2	£300.00
3 rd Floor Room 1 – (Suite 7)	195	4	£540.00
3 rd Floor Room 1 – (Suite 7)	95	1	£295.00
3 rd Floor Suite 3 (Suite 8C)	276	5	£759.00

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What does the above price include?

- Rent
- Electricity
- Service & Maintenance Charges
- Communal cleaning

Additional Costs

- Business rates are not included although many offices should qualify for 100% rates relief but please rely on your own enquiries.
- Telephone and Broadband

Availability and Viewing

Available Immediately. Viewing is by appointment only, through agents **ASHTON FOX COMMERCIAL**. Please call us on **0208 238 5588** or email us on sales@ashtonfox.co.uk to arrange a viewing.

Misrepresentation Act 1967: These details are for guidance only and should not be relied upon before inspection and full information supplied. They do not constitute part of an offer or contract. All figures quoted are exclusive of VAT where applicable.

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