



BEARE GREEN COURT, HORSHAM ROAD, BEARE GREEN, DORKING, SURREY, RH5 4QU
Offices To Let
£10,000 per annum

DESCRIPTION The offices provide a self contained suite with four individual offices and a further office/store room, a good size entrance/reception area, together with a kitchen and WC's.

SITUATION The property is located at Beare Green Court, Beare Green, which is a mixed use Development including retail, offices and residential properties. The Development is situated in the middle of Beare Green village which offers a range of local shops and services including a bus link and train station (South Holmwood) with a commuter services to London Victoria and Waterloo. Dorking is approximately five miles to the North offering a wider range of High Street shopping and leisure facilities and schools for all ages are within a four mile radius. Dorking mainline station offers regular services to both London Victoria and Waterloo. Junction 9 of the M25 at Leatherhead is approximately seven miles to the North. Gatwick Airport is approximately nine and half miles east of Beare Green

- Total Office Area including the Office/Store
 - WC's
 - Nearby Parking
 - Village Location
- Approx 609 sq ft (56.5 sq m)
- Kitchen



TENURE: A lease for a term of years to be agreed and to be outside the protection of the Landlord and Tenants Act 1954

RENT: £10,000 per annum

VAT: We understand that the premises is not registered for VAT.

RATES: Rateable value £5,600 per annum. 2020/2021, 50.7 pence in the pound with small business rate of 49.9 pence in the pound.

LEGAL COSTS: Each party to bear their own costs.

POSTCODE: RH5 4QU

LOCAL AUTHORITY: Mole Valley District Council

VIEWING: Strictly by appointment via White and Sons. Sylvia Stone. 01306 743344 or email Sylvia.stone@whiteandsons.co.uk

EPC

To be obtained for the property.