



Creek Road, East Molesley, Surrey
£35,000 Per Annum

CLARKE  GAMMON
WELLS

29-33 CREEK ROAD EAST MOLESLEY SURREY KT8
QRF
£35,000 Per Annum

Available to let at £35,000 pa EPC Rating:
29-31 Creek Road - Band E 33 Creek Road - Band G



TO LET

A unique opportunity to lease a detached Showroom together with a detached office and storage building with car parking, situated close to Hampton Court Palace.

THE PROPERTY

A unique opportunity to lease a detached Showroom together with a detached office and storage building with car parking, situated close to Hampton Court Palace.



THE GROUNDS

Type your text here

SITUATION

The property comprises two buildings, comprising a detached character Showroom with vaulted interior together with a detached two storey brick building under a slate roof, providing office and storage accommodation, being set back from the Showroom.

The premises are currently used as an Interior Design Showroom to the front, together with an internal partitioned glazed office, flat roof side lean-to store, cloakroom and access porch to rear car parking.

The office building comprises two offices, store room, kitchen, toilet to the ground floor with a first floor board room.

The property requires some modernisation and improvement but does benefit from some air conditioning and suspended ceilings.

EPC Rating: 29-31 Creek Road - Bank E
33 Creek Road - Band G

GUILFORD | X miles
LONDON WATERLOO | x MINUTES BY TRAIN

GODALMING | X miles
LONDON WATERLOO | 47 MINUTES BY TRAIN

HASELMERE | 4 miles
LONDON WATERLOO | 47 MINUTES BY TRAIN

CENTRAL LONDON | 30 miles

LOCAL AUTHORITY

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COUNCIL TAX

Band type your text here

SERVICES

Mains water, electricity, mains drainage
gas central heating

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

GUILDFORD OFFICE

4 QUARRY STREET, GUILDFORD, SURREY, GU1 3TY

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E: guildford.sales@clarkegammon.co.uk

clarkegammon.co.uk

DIRECTIONS

AGENT'S NOTE

Whilst we endeavour to make our sales particulars accurate and reliable, we wish to inform prospective purchasers that we have not carried out a detailed survey, nor tested the services, appliances and specific fittings. If there is any point which you would like to have further clarification upon, please contact this office.

ESTATE AGENTS CHARTERED SURVEYORS VALUERS LETTINGS AUCTIONEERS

GUILDFORD OFFICE
T: 01483 880 900

HASLEMERE OFFICE
T: 01428 664 800

LIPHOOK OFFICE
T: 01428 728 900

MAYFAIR OFFICE
T: 0870 112 7099

AUCTION ROOMS
T: 01483 223101

