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**Owen
Isherwood**
CHARTERED SURVEYORS

TO LET

Retail Unit to Let
644.00 sq. ft. (59.83 sq. m)

222 Fleet Road, Fleet, GU51 4BY

LOCATION

The Town of Fleet is situated just off the M3 between London and Southampton, with a small cluster of Surrey towns located close by including Farnborough, Aldershot, Badshot Lea, Farnham, Frimley and others within fifteen minutes drive. The local train station is situated in the north of the town and provides national train services to the capital and across Surrey. The unit itself is along Fleet Road, the main retail offering for the town.

DESCRIPTION

A standalone, entirely ground-floor unit at the heart of the high street, benefitting from traffic lights and local bus station nearby. Internally the property has ample light provided from windows facing on to the entire high street and another on the right hand-side.

The unit will be let with all internal stud walls removed and decorated neutrally throughout. A kitchenette is sectioned off to the rear along with a WC unit.

ACCOMMODATION

AVAILABLE	SQ FT	SQ M
Ground Floor	644	59.83

TERMS

To be Let on a new Lease with Terms to be agreed.

RENT

£16,500 Per Annum.

RATES

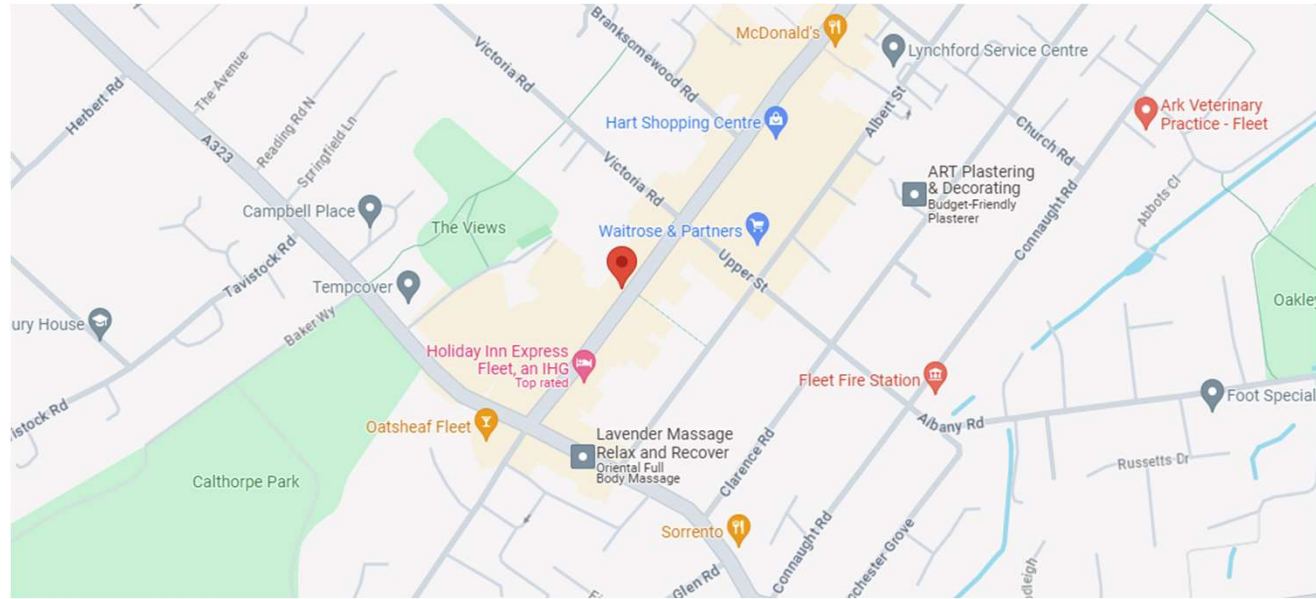
Rateable Value (23/24): £14,750pa.
Rates Payable (23.24): £7,552pa.

EPC

C - 73

COSTS

Each party to bear their own costs



These particulars do not constitute, or form any part of, any offer or contract, and whilst all the information given is believed to be correct, all interested parties must satisfy themselves of its accuracy. All prices and rents are quoted exclusive of VAT, unless otherwise stated.

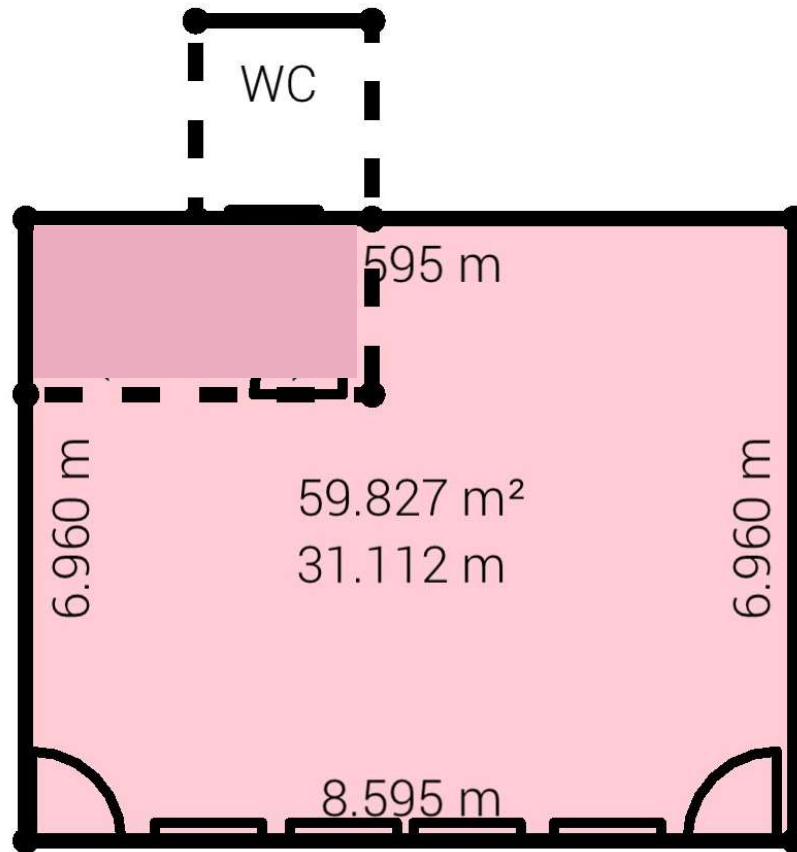
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CONTACT

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222 Fleet Road, Fleet, GU51 4BY
(Plans for illustrative purposes only)

Kitchenette Unit
4.29m x 2.11m
(Internal)



Front