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KARRISON PROPERTY



TO LET

OFFICE – 556 SQ FT (51.65 SQ M)

The Grange, Market Square, Westerham, Kent, TN16 1HB

Rent | £10,000 Per annum exclusive | Town Centre Office Suite with Parking

30 March 2026

DESCRIPTION
The Grange is an imposing Georgian building which was substantially extended in the 1980s to provide prestigious and sought after office suites in the centre of the town.

The building is extremely well maintained by the owners and has its own private car park to the rear.

The available suite is located on the second floor of the building and accessed via a communal entrance lobby with video entry phone system. The space is mainly open plan with glazed partitioning creating a private office/meeting room.

LOCATION
The Grange is situated in the heart of the historic town of Westerham close local shops, restaurants and public parking. The town benefits from excellent connections to the M25 motorway, with convenient access from either junction 5 or 6 (via the A25) and mainline train services available from both Oxted and Sevenoaks.

Westerham is home to many established businesses.

ACCOMMODATION (NET INTERNAL AREA)

	SQ FT	SQ M
2nd Floor Offices	556	51.65
TOTAL	**556**	**51.65**

AMENITIES
- LED Lighting
- Central heating
- Carpeted
- Kitchenette
- Glazed meeting room
- Character space with wooden beams
- Impressive communal entrance lobby
- Entryphone system
- Communal WCs
- Private Parking

RENT
£10,000 per annum exclusive

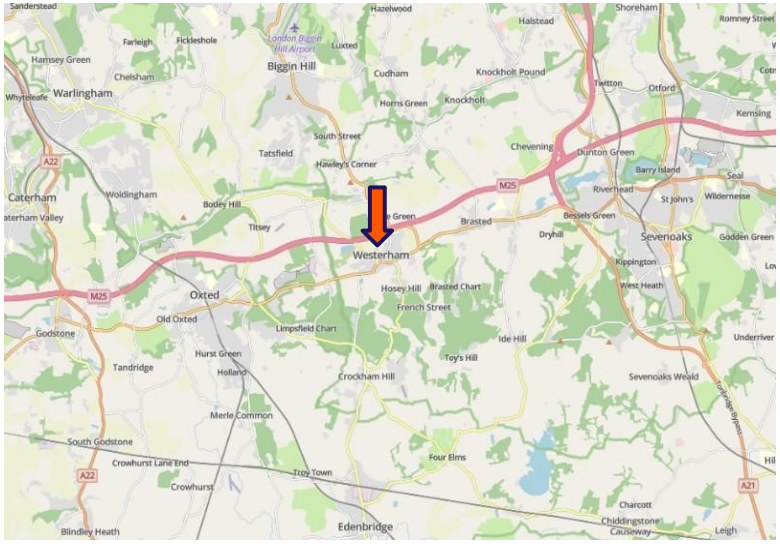
RATES
The 2026 rateable value of the suite is £10,500. Occupiers may therefore benefit from exemption under Small Business Rates Relief. Prospective occupiers should make their own enquiries as to eligbiility.

SERVICE CHARGE
A service charge is payable for the upkeep of the common parts. Further details on request.

VAT
VAT will be chargeable on the terms quoted.

LEGAL COSTS
Each party is to be responsible for their own legal fees.

EPC
The property has an EPC rating of C:72.





© OpenStreetMap

VIEWINGS – 012732 606 100

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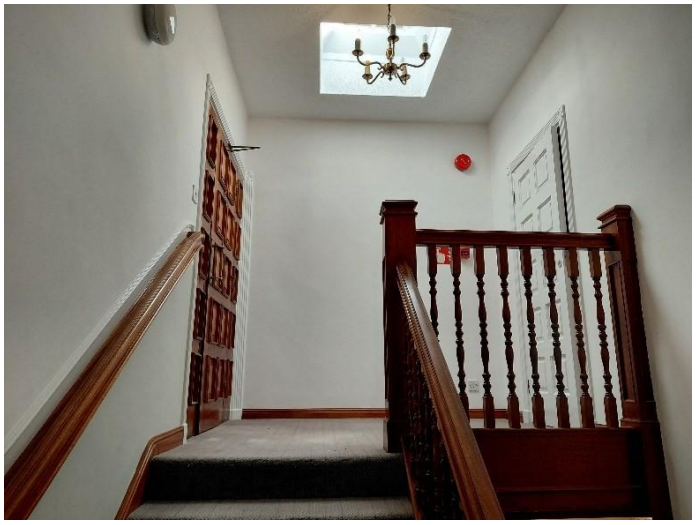
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PHOTOS













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