franklincommercial
COMMERCIAL PROPERTY AND BUSINESS AGENTS

020 7117 2526



Rent £29,950 Per annum **Size** 1,245 Square feet **Ref** #3218

Address

Address: 131-135 Oatlands Drive

Postcode: KT13 9LB

Town: Weybridge

Area: Surrey

Location

Prominent location on Oatlands Drive close to the junction with St Marys Road. Oatlands Village boasts an interesting mix of retailers, restaurants and cafe's.

Description

Situated in charming Oatlands Village these ground floor premises provides a total floor area of circa 1,245sq ft. There are two main retail spaces, one with a glass partitioned room, a large fitted kitchen to the rear, store room and WC.

The unit is beautifully presented throughout and would suit a variety of uses under the E use class, currently trading as a luxury rug store the property would particularly suit a similar use.

No hot or cold food uses permitted. No convenience stores or Vape stores.

EPC band B.

Early viewings recommended- please do not disturb the current tenant and arrange viewings only through Franklin Commercial.

(Please note that the photographs are library photographs.)

General Information

Tenure:	Leasehold
Rent:	£29,950 Per annum
Legal fees:	Not specified
Rateable value:	The VOA website states a R.V. of £15,500, payable at the prevailing rate
Lease details:	New FRI lease for a term to be agreed

Features

- ✓ Beautifully presented throughout
- ✓ Comfort cooling
- ✓ Early viewing recommended
- ✓ Kitchen
- ✓ LED lighting
- ✓ Public car park nearby

Property Map



Important notice

Information supplied by franklin commercial is intended as a general guide only & should always be verified by you prior to contract (we do not usually inspect leases/service charge accounts etc or test any amenities/services). We do not guarantee the accuracy of approximate measurements/areas quoted, plans or any other information, which may have been supplied to us by Clients. Our descriptions do not form part of any contract and nothing is included unless it is in the solicitors contract for sale. All inspections/negotiations must be conducted through us & information should not be transmitted to 3rd parties. Under no circumstances may a direct approach to the business, vendor or lessee be made - staff are usually unaware of a proposed sale. Rents/Prices quoted are always exclusive of V.A.T. (if applicable).

Tenant Fees

Please note we make a reference/administration charge of £240 inclusive of VAT to tenants when an offer is agreed, subject to contract/references.
















