# THE GATE HOUSE STATION POINT RICHMOND

697 sq ft (64.78 sq m) approx.



## ADDRESS

The Gate House
Station Point
121 Sandycombe Road
Richmond
TW9 2AD

## DESCRIPTION

**Excellent Office Suite – For Sale or To Let** The property is conveniently situated on Sandycombe Road, midway between Richmond and Kew, with access to the A316. The surrounding areas of Kew Village and Richmond provide excellent amenities. Kew Gardens, North Sheen and Richmond stations, all within walking distance, providing direct overground service to London Waterloo and underground services via the District Line.

The office is part of a stunning development set within a private gated courtyard, close to affluent Kew Village and Richmond upon Thames. The development includes 9 contemporary individual offices from 675 – 2,344 sq ft

Dated: 14/11/2026

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## SPECIFICATION

- Air conditioning
- Entry phone system
- WC & shower
- One car parking space
- Secure cycle storage
- Kitchenette
- Carpeted througout

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| **Tenure** | The premises are available by way of a new lease or on a virtual freehold basis. |
| **Price** | Price on application |
| **Rent** | Rent £24,500 per annum exclusive. Price £400,000 plus VAT |
| **Service Charge** | N/A |
| **Rates** | RV £16,250. Rates payable £7,962.50 |
| **Size** | 697 sq ft (64.78 sq m) approx. |

## CONTACT

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Dated: 14/11/2026

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