

**26 George Street
Richmond
TW9 1HY**



**TOWN CENTRE OFFICE SUITE
TO LET
2,090 sq. ft. (194.17 sq. m.) approx.**

020 8332 7788

Suite A, 1 Hill Rise, Richmond, TW10 6UQ Fax: 020 8332 7799

www.michaelrogers.co.uk

Location:

The premises are situated in a prime position in the heart of town centre, on Richmond's' main shopping street. Richmond is one of the most desirable locations in south-west London to both live and work, offering extensive transport links and retail amenities. Richmond has a thriving commercial centre attracting both local and international companies. Richmond station is located within easy walking distance, providing both National Rail and London Underground (District Line) services.

Description:

The available accommodation is situated on two floors, both benefiting from excellent natural light. The offices are predominantly open plan, have their own entrance at ground level from George Street and benefit from the following:

- Perimeter trunking
- Comfort Cooling and heating
- Male and Female WCs
- Kitchen facilities
- Miele appliances
- Separate meeting rooms
- LED and pendant lighting

**Accommodation:**

The unit has the following approximate net internal area:

FLOOR	SQ FT	SQ M
First	1,094	101.64
Second	996	92.53
Total	2,090	194.17

Lease terms:

Upon application.

Rating Assessment:

We are advised that the rateable value is £51,000 which gives rates payable of £25,449.00.

Interested parties are advised to make their own enquiries with the Valuation Office Agency with regards rates.

Service Charge:

Upon application.

Energy Performance Certificate:

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For further information please contact:

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Subject to Contract
July 2025

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