Michael Rogers LLP
Chartered Surveyors
Commercial Property Advisers

12C Eton Street
Richmond
TW9 1EE

662 Sq. ft (61.55 Sq. m) approx.

COMMERCIAL UNIT

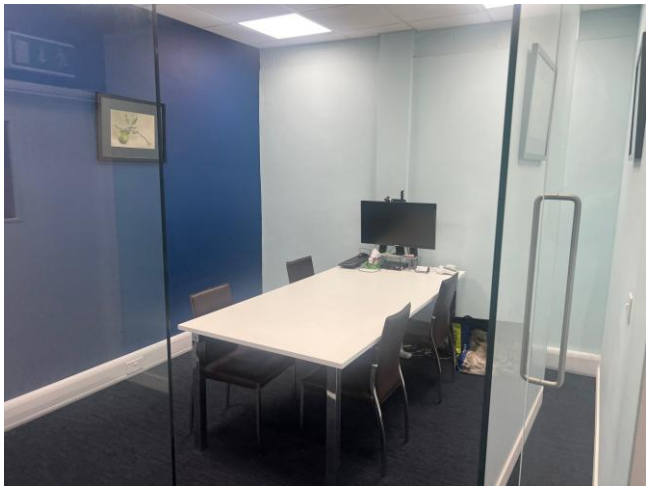
0208 332 7788
Suite A, 1 Hill Rise, Richmond upon Thames TW10 6UQ
www.michaelrogers.co.uk

Location:

The property is situated on Eton Street in Richmond's town centre, close to Waitrose, Lululemon and Pret a Manger. The town centre offers a variety of retailers and restaurants. The town's mainline over ground and underground station is within easy walking distance, which provides services on the District Line and trains to London Waterloo with a journey time of less than 20 minutes.

Description:

12C forms part of a terrace of shops and benefits from a large frontage. The unit is arranged over the ground floor and benefits from a mezzanine storage area.



Amenities:

- Comfort cooling & heating
- Pendant and tube lighting
- Alarm
- Carpeted
- Kitchenette
- WC
- Rear Storage
- Meeting room
- High ceiling

Accommodation:

Floor	Sq Ft	Sq M
Ground	662	61.55
Total (Approx.)	**662**	**61.55**

Terms:

The building is available on a new effective full repairing and insuring lease for a term by arrangement.

Rent:

£35,000 per annum exclusive.

Business Rates:

The rateable value is £27,000 giving rates payable of £13,473.00 per annum exclusive. Interested parties are advised to make their own enquiries with the Valuation Office Agency.

Energy Performance Certificate:

C60.

Anti Money Laundering:

Michael Rogers LLP is regulated by the RICS and by HMRC in relation to its agency services and as a result is obliged to undertake anti money laundering checks on all parties proceeding with property transactions. We cannot proceed with any relevant property transactions without these checks having been satisfactorily completed and you will be asked to provide information to satisfy such checks.

For further information please contact sole agents:

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Subject to Contract
October 2025

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