

CONFIDENTIAL – DO NOT APPROACH STAFF

TO LET

Prominent Roadside / Car Sales Site

147 – 151 Staines Road West (A308)
Sunbury on Thames, Middlesex TW16 7BQ



Contact

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Description

147 – 151 Staines Road is a site of 0.207 acres with a single storey sales office located to the rear of the site, and a large forecourt to the front.

The property is suitable for a range of roadside uses including alternative car sales operators, builder's merchants, vehicle storage/compound/car rental and potentially electric charging operators (subject to planning).

Location

The site is located on the north side of the A308, just west of Junction 1 of the M3. Further east and opposite is a wider mix of medium rise office, hotel and residential uses with retail, supermarket, retail warehouse and other roadside uses.

The vehicular approach to Tesco Extra is opposite. Sunbury station is 0.3 – 0.4 miles / 6 – 7 minutes walk to the east, reached via an underpass beneath the M3 motorway.

Tenure

A new lease is available from the landlord

Rating

We are advised that the Rateable Value for the properties from the 1st April 2023 is:

147 – 151 - £39,000

Interested parties are advised to make their own enquiries to the local authority regarding the rates liability and any rates relief that may be available.

Further information is also available at www.gov.uk/calculate-your-business-rates.

EPC

D

VAT

Upon enquiry

Viewing

Viewings to be arranged through the joint agents Rapleys and Strettons.

Prominent roadside site with single storey offices close to J1, M3

The site has capacity for display/storage of approx. 60 cars

May suit a range of roadside uses including car hire, vehicle compound, EV charging, merchant (subject to planning)

Currently utilised for car sales



Leasehold

Accommodation

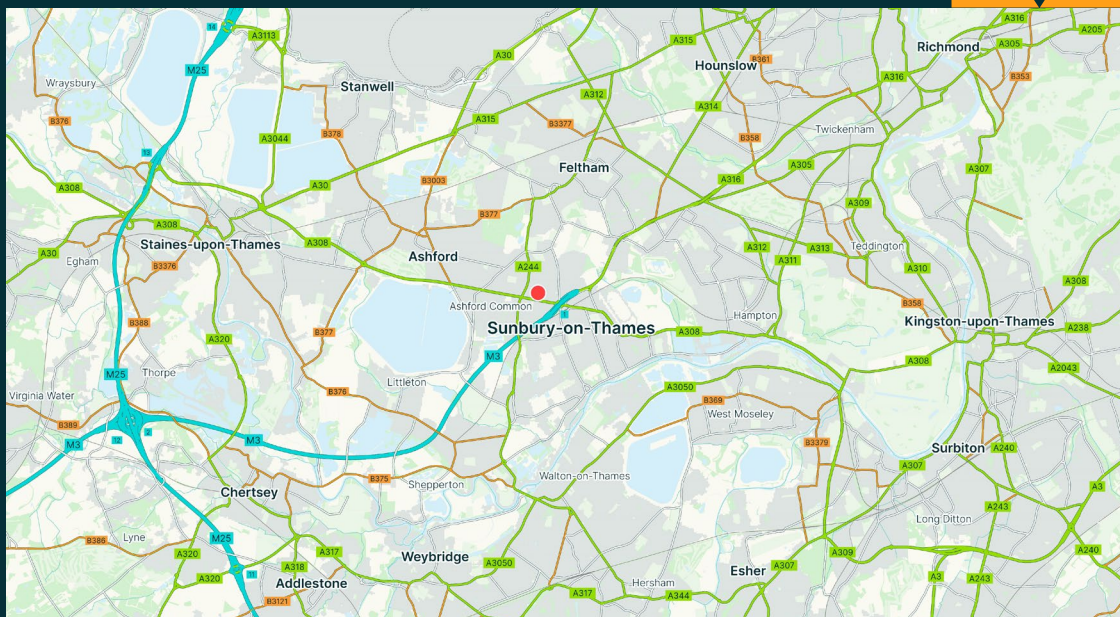
The properties comprise the following approximate floor areas:

	Sq m	Sq ft
147 – 151 Staines Road		
Offices	78	839
	Hectare	Acre
Total site area	0.083	0.207



Note: The above areas have been calculated in accordance with the RICS Code of Measuring Practice on an approximate gross internal basis and must be verified by interested parties. Unless otherwise stated, the site areas/dimensions are scaled from the Promap Mapping System and must be verified by interested parties.





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