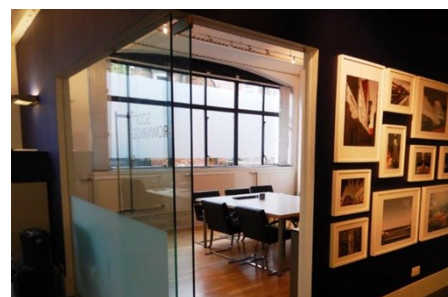
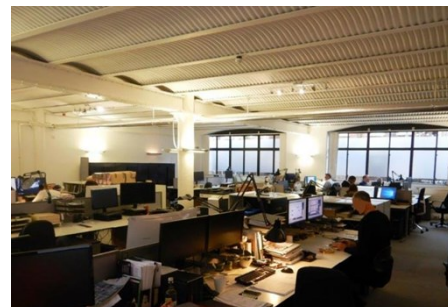


TO LET

ASSIGNMENT OR SUBLEASE - CLASS E

MJFINN
COMMERCIAL

020-8995 5678



VOYSEY HOUSE, BARLEY MOW PASSAGE, CHISWICK W4 4PH

2,234 sq.ft. (208 sq.m.)

Description: This Class E premises, former B1-Use, unit is arranged over the raised Ground Floor of this iconic Grade II listed building.

Open plan, plus meeting room, kitchenette and 3 x W.Cs/Washrooms.

Location: This imposing building, former 'Sandersons Wallpaper Factory', situated in the heart of Chiswick, on the north side of Barley Mow Passage. Barley Mow Passage runs west to east between Heathfield Terrace (A3000) and with pedestrian access to Dukes Avenue (leading to A4/Great West Road – eastbound), parallel with Chiswick High Road (A315). Very convenient for all of the amenities and shops available in Central Chiswick including Chiswick Post Office and Town Hall. Chiswick Park and Turnham Green (District line) TfL stations are approximately ¼ mile equidistant to the north west and north east. The area is served well by many bus routes. Convenient for 'pay & display/Pay by Phone' parking.

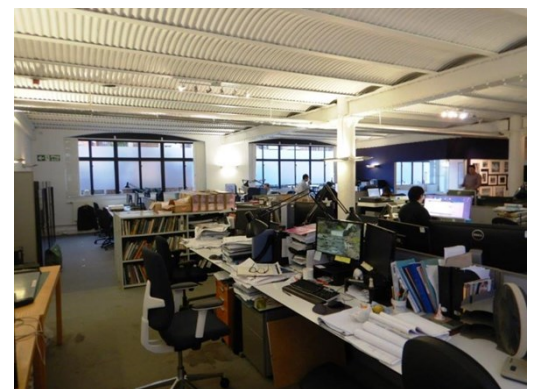
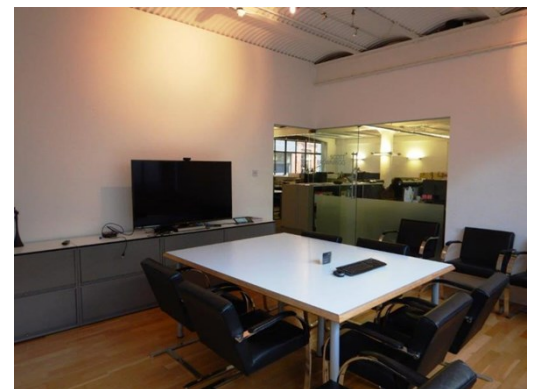
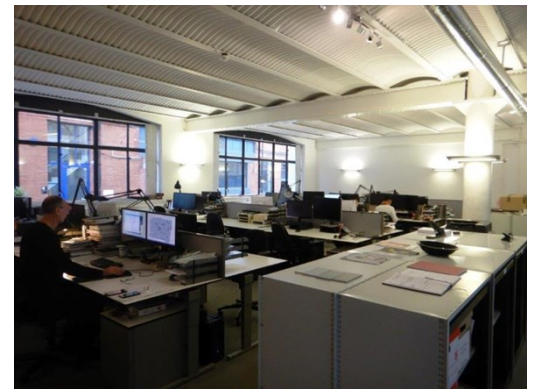
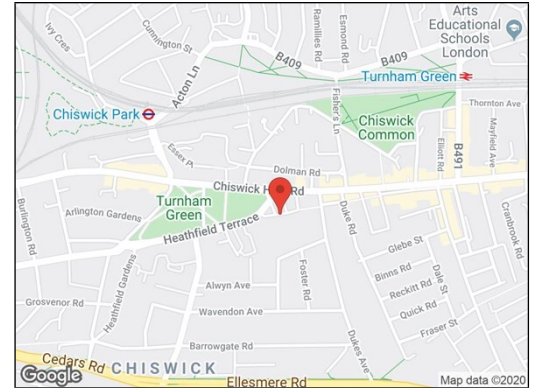
www.mjfinncommercial.co.uk

info@mjfinncommercial.co.uk | 11 Devonshire Mews, Chiswick, London W4 2HA

The Agents for themselves and for the Vendors/Lessors give notice that these particulars do not constitute, nor constitute any part of an offer of contract. All statements contained in these particulars are made without responsibility on the part of the Agents or the Vendor/Lessor. None of the statements contained in these particulars is to be relied upon as statements or representation of facts. Any intending Purchaser/Lessee must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained in these particulars. The Vendor/Lessor does not make or give and neither the Agents or any person in their employ has any authority to make or give any representation or warranty whatever in relation to this property. V.A.T. may be payable on the purchase price and/or rent, all figures quoted are exclusive of V.A.T.

VOYSEY HOUSE, BARLEY MOW PASSAGE, CHISWICK W4 4PH

- Features:**
- Grade II Listed iconic building
 - Offices (Class E) with meeting room
 - Kitchenette with integrated appliances
 - 3 x WCs/Washrooms
 - Gas central heating
 - Good natural light
 - Central Chiswick location
 - Furniture may be available
 - 24/7 access
 - To Let - Assignment or Sublease
- Terms:** The remainder of a full repairing and insuring lease, by way of service charge, for a term of 5 years from 26 September 2016 (exp. 2021).
- Terms will be considered on a sublease or potential new lease.
- Area:** 2,234 sq. ft. (208 sq. m.)
- Rent:** £80,424 p.a.x.
- Service Charge:** TBC
- Rates:** Please contact the London Borough of Hounslow on 020 8583 5708.
- We are advised that the rateable value for the office is £54,500.
- EPC:** C (74)
- VAT:** We are advised that VAT is not applicable.
- Legal Costs:** The Assignee to contribute £2,000 plus VAT towards the Assignor's legal costs.
- Possession:** Immediately upon completion of legal formalities.
- Viewing:** Strictly by appointment only.
- Contact:** Dee Hurley
020 8995 5678
info@mjfinncommercial.co.uk



Subject to Contract: Sep-20

CONTACT US
020 8995 5678

info@mjfinncommercial.co.uk
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