

Class E Suite TO LET

Willow Suite

Heston Court Business Centre

Camp Road

Wimbledon

SW19 4UW

837 sq. ft.
(77.76 sq. m.)



LOCATION PLAN



Promap
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Licence number 100022432.
Plotted Scale - 1:5000. Paper Size - A4

Strictly by appointment via Sole Agents:

Andrew Scott Robertson

Contact: **Stewart Rolfe/Robin Catlin**

Tel: **020 8971 4999**

Email: commercial@as-r.co.uk

LOCATION

Heston Court Business Centre is located adjacent to Wimbledon Common Golf Club and is approximately ½ a mile from Wimbledon Village High Street. The area provides excellent transport links with the A3 a short drive away.

DESCRIPTION

The available suite is predominantly open plan, with a meeting room and a kitchen area. It is well presented with laminate flooring throughout and recessed LED light boxes. The property comes with one car parking space.

TENURE

An internal repairing and insuring lease for a term to be agreed.

AMENITIES

- Class E Use
- Fully Fitted Kitchen
- Gas Fired Central Heating
- Air conditioned
- Central Courtyard
- One Car Parking Space

RATES

GF Rateable value: £21,750

The 2025/26 UBR is 0.499p in the £.

Interested parties should satisfy themselves on the rates payable by contacting London Borough of Merton.

LEGAL COSTS

Each party to bear their own legal costs incurred in this transaction.

ACCOMMODATION

NIA 837 sq. ft. (77.76 sq. m.)

SERVICE CHARGE

Approximately £12.50 per sq. ft.

VAT

We understand VAT is not applicable to the rent.

EPC

Band D (80) Expires 15th April 2026.

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Rent: £24,300 per annum exclusive



**andrew scott
robertson
commercial**

AR & QS Holdings Limited T/A andrew scott robertson for itself and for the vendors or lessor of this property whose agents they are given notice that:

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Energy performance certificate (EPC)		
WILLOW SUITE Heston Court 15 Camp Road LONDON SW19 4UW	Energy rating D	Valid until: 15 April 2028 Certificate number: 0940-5926-0366-4503-4084
Property type: B1 Offices and Workshop businesses		
Total floor area: 82 square metres		
Rules on letting this property Properties can be let if they have an energy rating from A+ to E.		
Energy rating and score Properties get a rating from A+ (best) to G (worst) and a score. This property's energy rating is D. The better the rating and score, the lower your property's carbon emissions are likely to be.		
How this property compares to others Properties similar to this one could have ratings:		
If newly built: 31 B		
If typical of the existing stock: 91 D		

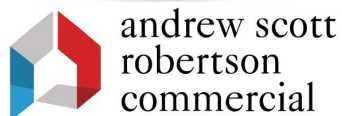


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