



ROADSIDE PREMISES TO LET

1 Oatlands Road, Tadworth, Banstead, Surrey, KT20 6BP

15,715 sq ft (1,459.9 sq m) ON 0.77 ACRES (0.31HA)

Photo taken: May 2019

Location

Banstead is recognised as a popular and thriving retail and commercial centre in an affluent and densely populated residential area, situated approximately 13 miles South West of central London. Heathrow and Gatwick Airports are also convenient with access via the M25/M4 and M25/M23 respectively.

Description

The site comprises 0.77 acres housing a purpose built car dealership totalling 15,405 sq ft comprising showroom, office and workshop accommodation. The property fronts the busy A127 Brighton Road on the junction with Oatlands Road and is located nearby to other commercial users such as Travis Perkins, Brewers Fayre and Premier Inn, and sits within a predominantly residential area near the traffic light junction with the A240 Reigate Road.

Accommodation

The building provides the following approximate gross internal areas.

	SQ FT	SQ M
Showroom	3,090	287.0
Showroom Offices & Reception	1,412	131.1
Handover Bay	274	25.5
Workshop	5,542	514.9
Valet Bay	563	52.3
Parts	623	57.8
First Floor Offices & Ancillary	2,093	194.5
First Floor Parts	1,460	135.6
Freestanding Valet Bay	659	61.3
TOTAL GIA	15,715	1,459.9

Parking

Used Car Display	39
Customer Parking	8
Compound	29

Site Area: 0.77 acres (0.31 hectares)

Terms

The property is held on a lease expiring 11th November 2023 at a passing rent of £213,307 p.a. The property is available by way of a subletting or assignment.

Town Planning

The property is located within the planning jurisdiction of Reigate and Banstead Borough Council and is allocated as part of a local shopping centre within the Reigate and Banstead Borough Local Plan 2005.

Rating

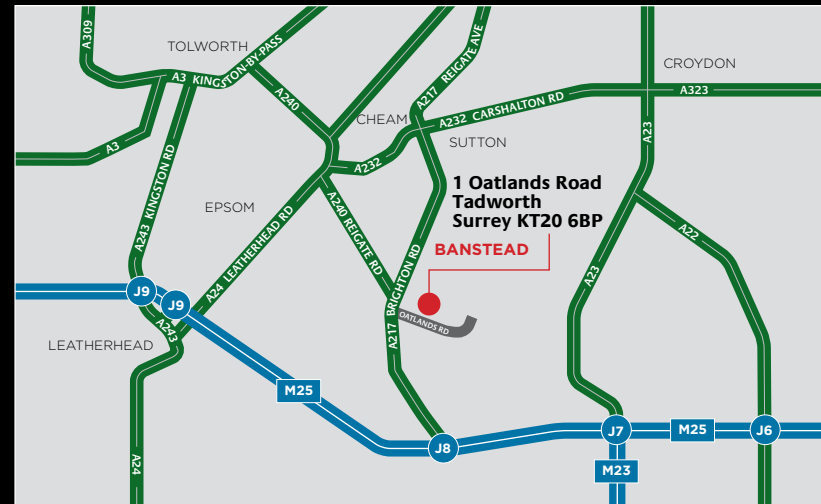
£159,000 effective from 1st April 2017.

Energy Performance Certificate

C – 59.

VAT

The property has been elected for VAT.



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Viewing

An escorted viewing can be arranged solely by appointment with the letting agents.

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September 2020.