



OFFICE TO LET

## 63 KEW ROAD

Richmond, TW9 2NQ

LANDMARK OFFICE BUILDING IN A PROMINENT LOCATION IN THE HEART OF RICHMOND

2,200 TO 35,781 SQ FT (204.39 TO 3,324.16 SQ M)



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## DETAILS



### DESCRIPTION

63 Kew Road has undergone a comprehensive sustainable refurbishment to provide contemporary, energy efficient, high quality flexible office accommodation. There are proposed plans for a new clubroom facility on the ground floor that will provide a welcome collaborative space available for all occupiers of the building. The building benefits from the below specification: - Raised floors - LED lighting - Onsite allocated parking with EV chargers - Air conditioning - Concierge reception - 2x passenger lifts - Fitted / CAT A + options available - Proposed clubroom area - DDA compliant

### ACCOMMODATION

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground	7,285	676.80	Available
1st	9,064	842.07	Available
2nd	9,201	854.80	Available
3rd	8,226	764.22	Available
Ground - Reception and Proposed Clubroom	2,005	186.27	Available
<b>Total</b>	<b>35,781</b>	<b>3,324.16</b>	

### KEY FEATURES

- Refurbished floors
- Fitted / CAT A+ options available
- Allocated onsite parking

### OUTGOINGS

- **Rent:** £55.00 - £62.50 per sq ft
- **Rates:** To be reassessed
- **Service charge:** TBC

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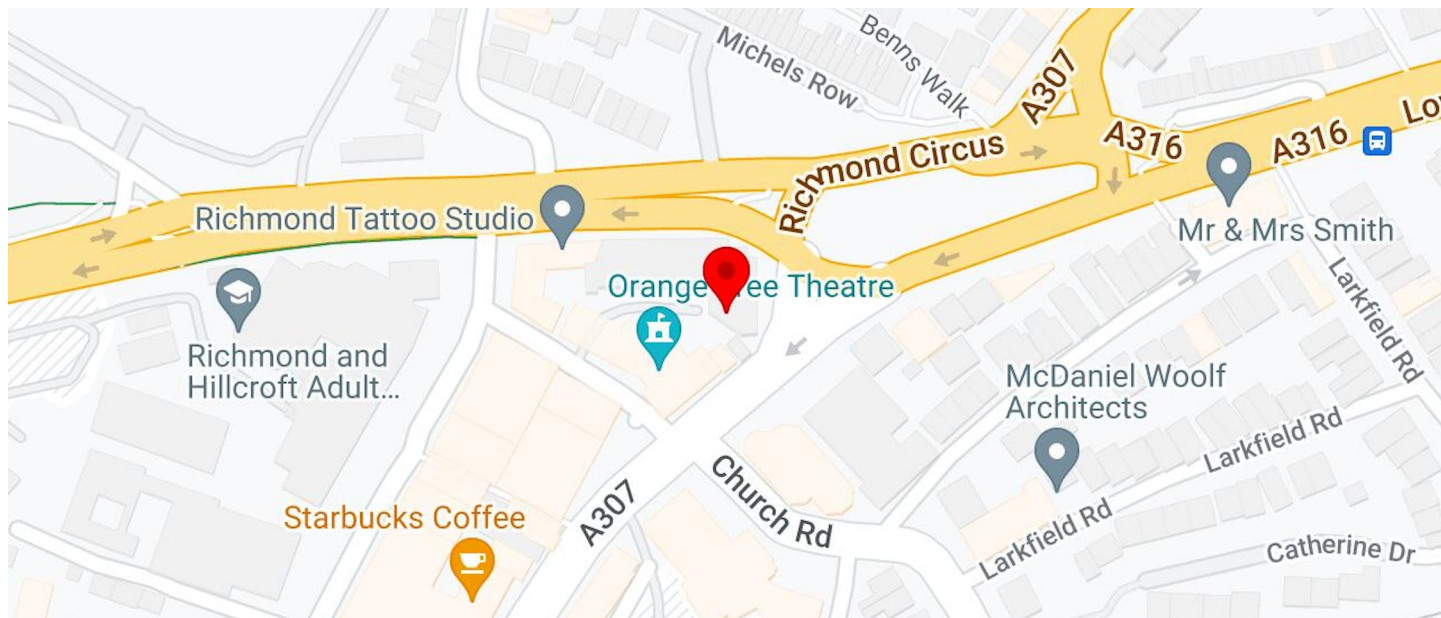
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## LOCATION



63 Kew Road is situated on the A316, at the intersection of Kew Road and Twickenham Road.

It is less than 150 metres walk to Richmond station providing mainline, Underground (District Line) and Overground services to central London.

## CONTACT US

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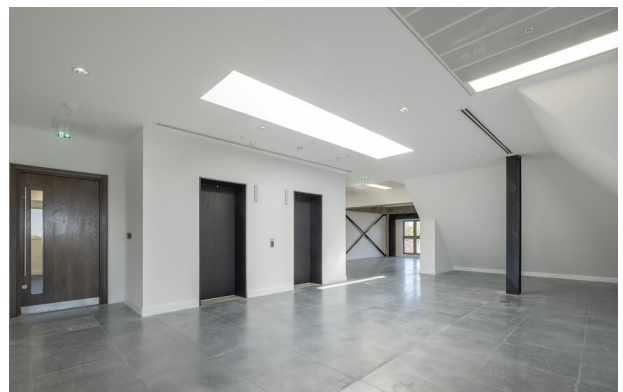
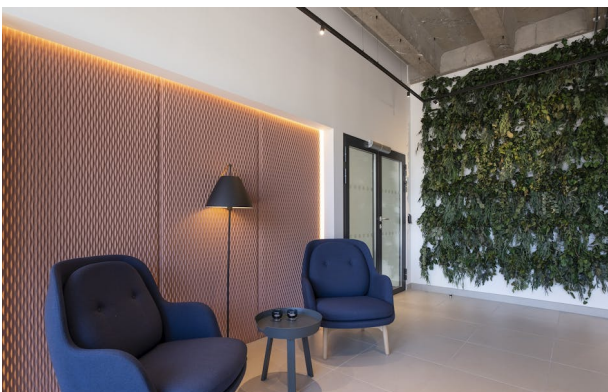
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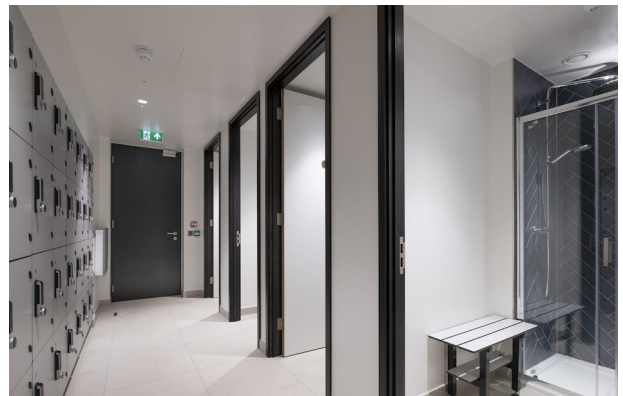
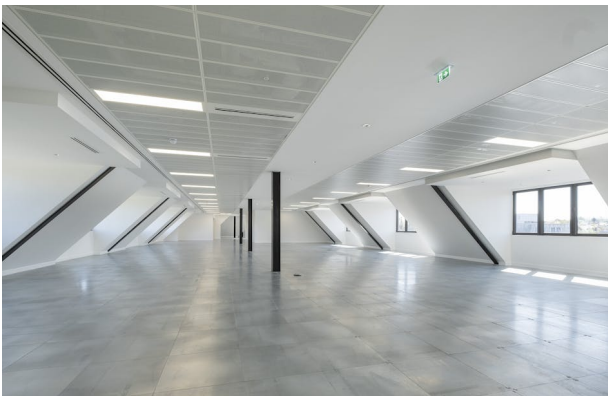
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