

TO LET

MIXED USE WORKSHOP UNIT

0800 975 0875

whozoo

MERTON

 Lombard Business Park, 8 Lombard Road, Merton SW19 3TZ

Price **£31,800**
Per Annum



Property Type

LIGHT INDUSTRIAL



Size

1,080 FT²



Tenure

LEASHOLD



Borough

MERTON



Planning Granted

NO



Existing Use

CLASS E

Tenanted



No

Local Train Stations



South Wimbledon Underground (0.4 miles)
Morden Underground (0.5 miles)
South Merton (0.8 miles)

Local Amenities



Sainsbury's (0.7 miles)
Merton Park Tram Station (0.9 miles)

VAT Applicable



Yes

Rateable Value

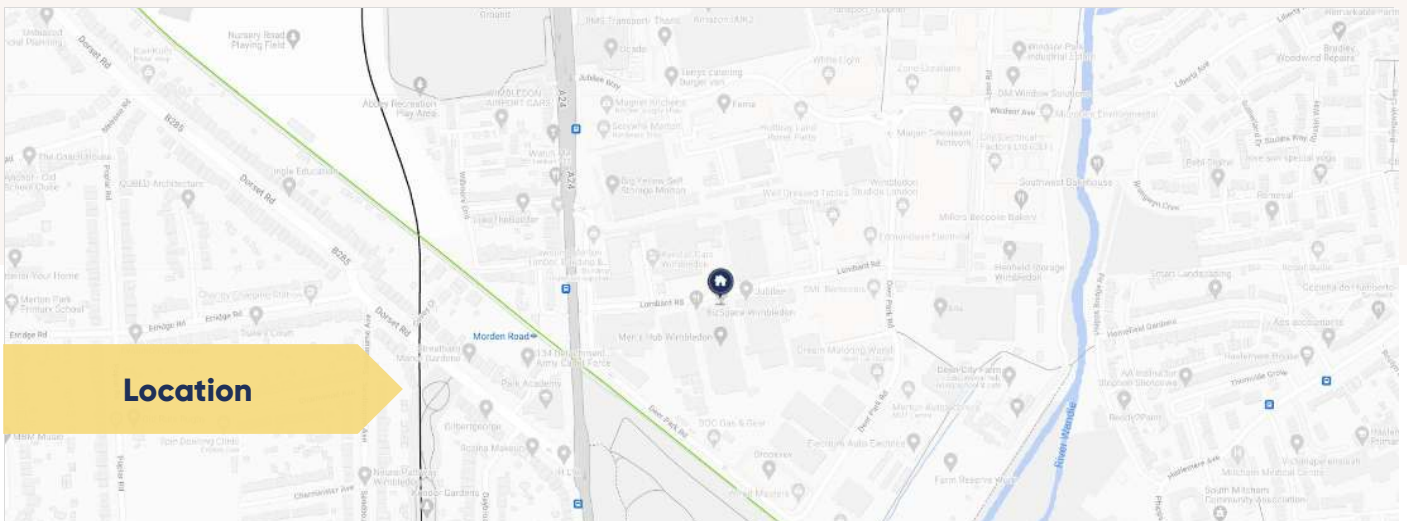


N/A

EPC



E



Location



Additional Information

This spacious ground floor workshop unit is available to let in Wimbledon. It is located just 0.5 miles away from the Northern Line tube station of Merton and is surrounded by accessible transport links.

Key features:

- Free parking
- Pet friendly
- CCTV
- Networking events
- Air conditioning
- Heating
- 24/7 access
- Breakout areas

There are options for both short-term and long-term leases, as well as a range of spaces available to let at this site. Please refer to the accommodation schedule for further availability.

ACCOMMODATION SCHEDULE

UNIT NAME	UNIT TYPE	SQFT	ANNUAL PRICE
Unit 113	Office	130	£7,980
Unit 115	Office	130	£7,980
Unit 117	Office	130	£7,980
Unit 119	Office	130	£7,980
Unit 207	Office	130	£7,200
Unit 210	Office	135	£7,440
Unit 111	Office	140	£8,580
Unit G013	Office	150	£10,080
Unit 125	Office	195	£11,940
Unit PH1	Office	210	£13,440
Unit PH10	Office	210	£13,440
Unit PH11	Office	210	£13,440
Unit PH12	Office	210	£13,440
Unit PH2	Office	210	£13,440
Unit PH3	Office	210	£13,440
Unit PH4	Office	210	£13,440
Unit PH7	Office	210	£13,440
Unit PH8	Office	210	£13,440
Unit PH9	Office	210	£13,440
Unit G005	Office	240	£16,200
Unit 107	Office	245	£15,060
Unit 106	Office	260	£15,960
Unit 105	Office	265	£16,260
Unit 124	Office	265	£16,260
Unit G004	Office	270	£18,180
Unit 121	Office	275	£16,860
Unit 123	Office	275	£16,860
Unit PH13	Office	293	£18,780
Unit 120	Office	295	£18,120
Unit 128	Office	295	£18,120
Unit 129	Office	295	£18,120
Unit G017	Office	330	£22,260
Unit PH6	Office	340	£21,780
Unit PH5	Office	360	£23,100
Unit 122	Office	365	£22,440
Unit 108	Office	375	£23,040
Unit G016	Office	480	£32,400
Unit 110	Office	1,000	£61,500
Unit 024	Workshop	1,080	£31,800
Unit 025	Workshop	1,350	£40,500
TOTAL		12,323	£695,160



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