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TO LET

CLASS E / LEISURE / MEDICAL USE - 1,010 SQ FT (93.83 SQ M)

Horley Health Centre, Kings Road, Horley, RH6 7DG

DESCRIPTION

The property comprises ground floor trading area that is currently arranged as a pharmacy. The premises has its own self contained access from Kings Road and includes a single private parking space accessible from the rear of the property. The premises is suitable for a variety of uses that trade under Class E.

LOCATION

Horley lies immediately north of Gatwick Airport and South of Redhill. It is well connected to the South East region via the A23 and M23 with Horley Railway Station also located within walking distance, providing regular direct services to London, Gatwick Airport and Brighton.

The Health Centre sits close to Horley High Street, which offers a broad range of shops, cafés and anchored by Waitrose which benefits from 221 parking spaces.

ACCOMMODATION (NIA)

	SQ FT	SQ M
Ground Floor	1,010	93.83
TOTAL	1,010	93.83

AMENITIES

- 1 private parking space
- Forms Part of Horley Health Centre
- Suitable for a variety of uses, that trade under E Class

RENT

£21,500 Per annum exclusive

RATES

The current 2023 Rateable Value of the property is being assessed.

VAT

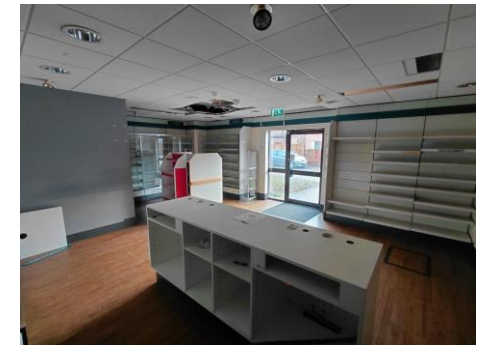
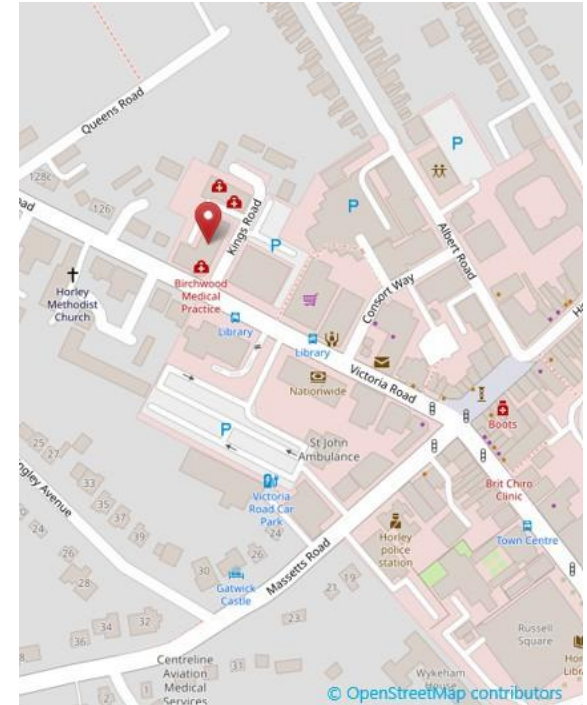
VAT will be chargeable on the terms quoted.

LEGAL COSTS

Each party is to be responsible for their own legal fees.

EPC

The property has an EPC rating of C.



VIEWINGS – 01273 876200

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