

## 67 GROVE AVENUE TWICKENHAM

287 sq ft / 26.7 sq approx.



### ADDRESS

67 Grove Avenue  
Twickenham  
TW1 4HX

### DESCRIPTION

#### Self-contained Office Building for Sale

The premises are situated in an established commercial location on Grove Avenue close to its junction with Heath Road. The property is less than one mile from Twickenham town centre.

Twickenham is an affluent mixed-use town and strong suburban commercial centre in the south-west of London close to the M3, M25 and Heathrow Airport. The town is located on the A316 which provides direct access on to the M3. Twickenham and Strawberry Hill train stations are nearby.

Dated: 08/09/2024



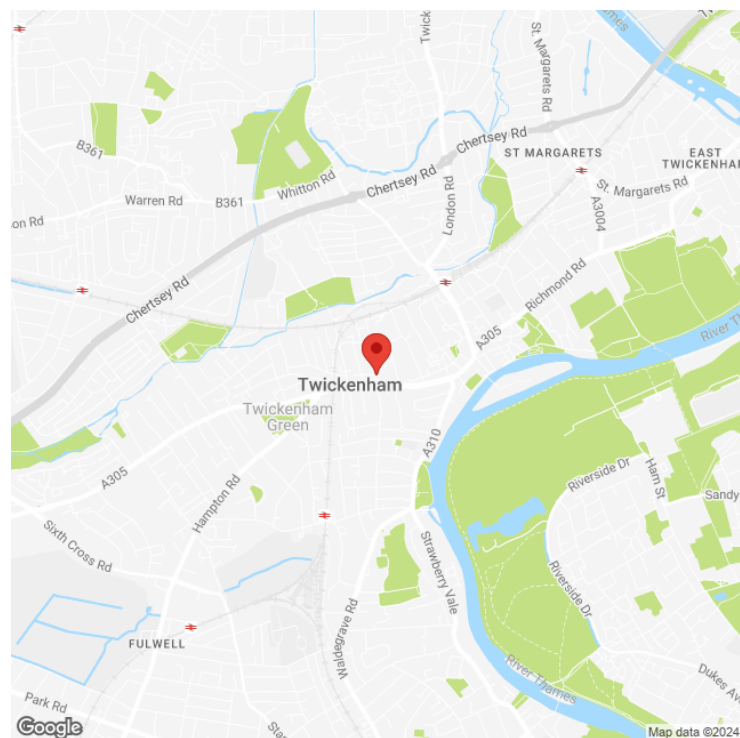
## SPECIFICATION

- Gas central heating
- Spotlights
- Floor coverings
- Double glazing
- Kitchenette
- WC
- Power points and telephone lines

<b>Tenure</b>	Freehold
<b>Price</b>	£375,000
<b>Service Charge</b>	N/A
<b>Rates</b>	RV £4,300
<b>Size</b>	287 sq ft / 26.7 sq approx.

## CONTACT

**Niall Christian**  
BSc MRICS  
T 020 8332 4591  
M 07780 678684  
E [niall.christian@michaelrogers.co.uk](mailto:niall.christian@michaelrogers.co.uk)



Dated: 08/09/2024

The accuracy of any description, dimensions, references to condition, necessary permissions for use and occupation and other details contained herein is not guaranteed and is for general guidance only and prospective purchasers or tenants must not rely on them as statements of fact or representations and must satisfy themselves as to their accuracy. Neither Michael Rogers LLP nor any of their employees or representatives has any authority to make or give any representation or warranty or enter into any contract whatever in relation to the Property. Prices quoted in these particulars may be subject to VAT in addition. The reference to any mechanical or electrical equipment or other facilities at the Property shall not constitute a representation (unless otherwise stated) as to its state or condition or that it is capable of fulfilling its intended function. Prospective tenants/purchasers should satisfy themselves as to the fitness of such equipment for their requirements. Michael Rogers LLP is a Limited Liability Partnership registered in England (Number OC344608). Registered Office: Chapter House, 33 London Road, Reigate, Surrey, RH2 9HZ

Michael Rogers LLP is a Limited Liability Partnership registered in England (Number OC344608). Registered Office: Chapter House, 33 London Road, Reigate, Surrey, RH2 9HZ