

## SUITE 1/2 PILGRIMS COURT REIGATE

1,746 sq ft / 162.3 sq m



### ADDRESS

Suite 1/2 Pilgrims Court  
15-17 West Street  
Reigate  
RH2 9BL

### DESCRIPTION

Reigate is an affluent, vibrant market town and strategic office location with direct access to the M25 at Junction 8. Pilgrims Court is a prominent office building situated in the town centre on the A25, West Street. Reigate railway station is only a 10-minute walk, providing frequent services to central London (London Bridge & Victoria) in a journey time from just 42 minutes.

The available suite on the ground floor totals 1,746sq ft. and benefits from its own access from the car park. 8 on-site car parking spaces are available. The suite has a dual aspect and is open plan, offering Grade "A" accommodation.

Dated: 23/11/2024



## SPECIFICATION

- Comfort cooling / heating system
- Suspended ceiling
- New LED lighting will be installed
- New carpet
- Kitchenette
- Entry phone system
- 8-person passenger lift
- Full access raised floors
- WC facilities on each floor
- 8 on-site car parking spaces

<b>Tenure</b>	A new flexible lease is available for a term to be agreed
<b>Rent</b>	£52,500 per annum exclusive
<b>Service Charge</b>	£8.20 per sq ft
<b>Rates</b>	TBA
<b>Size</b>	1,746 sq ft / 162.3 sq m

## CONTACT

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Dated: 23/11/2024

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