



30 GREEN WRYTHE LANE, CARSHALTON,
SURREY, LONDON, SM5 2DW

£13,000 Per Annum



CHRISTOPHER ST. JAMES
Established 1976

Residential / Commercial / Land & Development

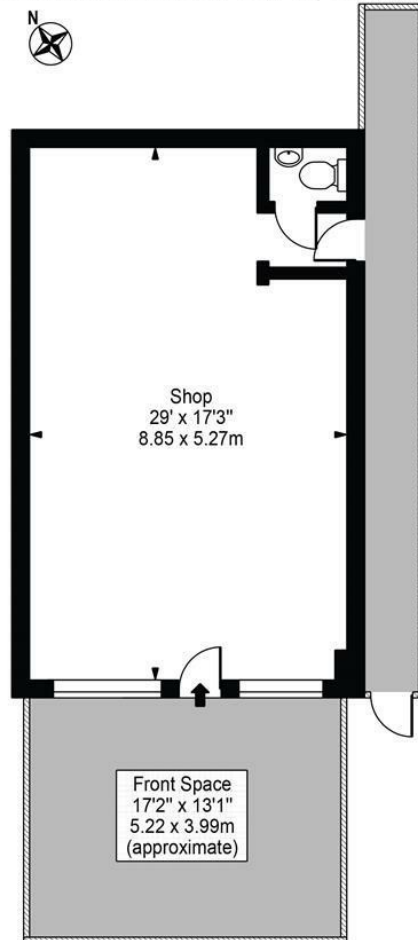
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Green Wrythe Lane, SM5 2SW

Approx. Gross Internal Area 502 Sq Ft - 46.64 Sq M



Ground Floor

For Illustration Purposes Only - Not To Scale - Floor Plan by interDesign Photography
www.interdesignphotography.com

This floor plan should be used as general outline for guidance only.
All measurements are approximate and for illustration purposes only as defined by the RICS Code of Measuring Practice ©2016.

Description

This well-presented ground floor commercial unit benefits from excellent street frontage, strong visibility, and consistent footfall. Offering a versatile space suitable for a variety of uses under Class E,

Location

Situated on Green Wrythe Lane, just a short drive from both Sutton and Carshalton town centres.

Nearest Station:

Carshalton Station – approximately 0.4 miles away

Terms

Rent: £13,000p/a

Lease Assignment : 10 years remaining with a rental review 29th January 2026.

The lease is outside the provisions of the Landlord and Tenant Act 1954.

Rates

Interested parties are advised to make their own enquiries with the local rating authority.

Viewings

Strictly by appointment only Contact sole agents Christopher St James 020 8296 1273



THE SMALL PRINT

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- 1) They have no authority to make or give any representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact.
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