



Owen
Isherwood
CHARTERED SURVEYORS

8 The Broadway, Knaphill, Woking, GU21 2DR

TO LET | 890 SQ FT (82.68 SQ M)

Ground Floor Retail Premises with First Floor Office or Storage Space

- Versatile Retail Space
- High Street Location
- Kitchen With Extraction
- Off-Street Parking
- Additional upstairs storage/office space.





Location

Prominently positioned on Knaphill's main retail parade, 8 The Broadway benefits from strong footfall, excellent visibility, and easy access to Woking town centre, the A3/M3, and local transport links.

Surrounded by a mix of independent and national retailers, it's an ideal spot for a range of retail or food-based businesses.

Description

Formerly a popular Indian takeaway, this versatile High Street unit features a kitchen with extraction, customer-facing frontage, and off-street parking. The first floor offers ideal office or storage space.

Suitable for takeaway, café, or other retail uses, in a busy, well-established location.

Accommodation

Name	sq ft	sq m	Availability
Ground - Retail	470	43.66	Available
1st	420	39.02	Available
Total	890	82.68	

Terms

New Lease

Rent

On Application

Rates & Charges

Rateable value: £10,000

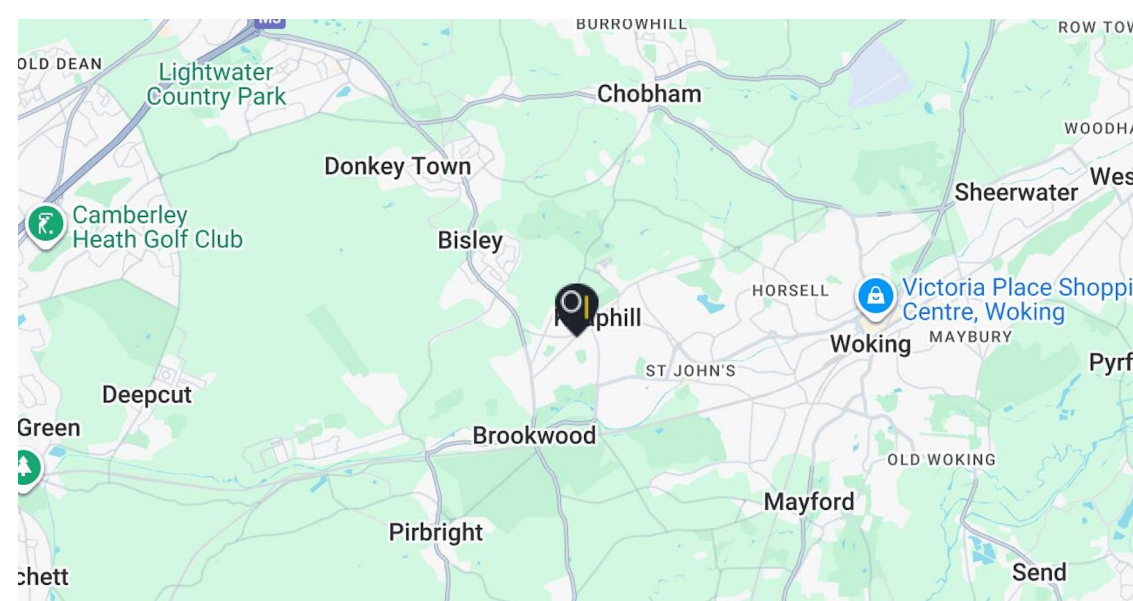
Rates payable: £4,990 per annum 100% rates relief available for suitable Tenants

EPC

EPC exempt - EPC has been commissioned, will be available in less than 28 days

Legal costs

Each party to bear their own legal costs incurred in the transaction.



Contact

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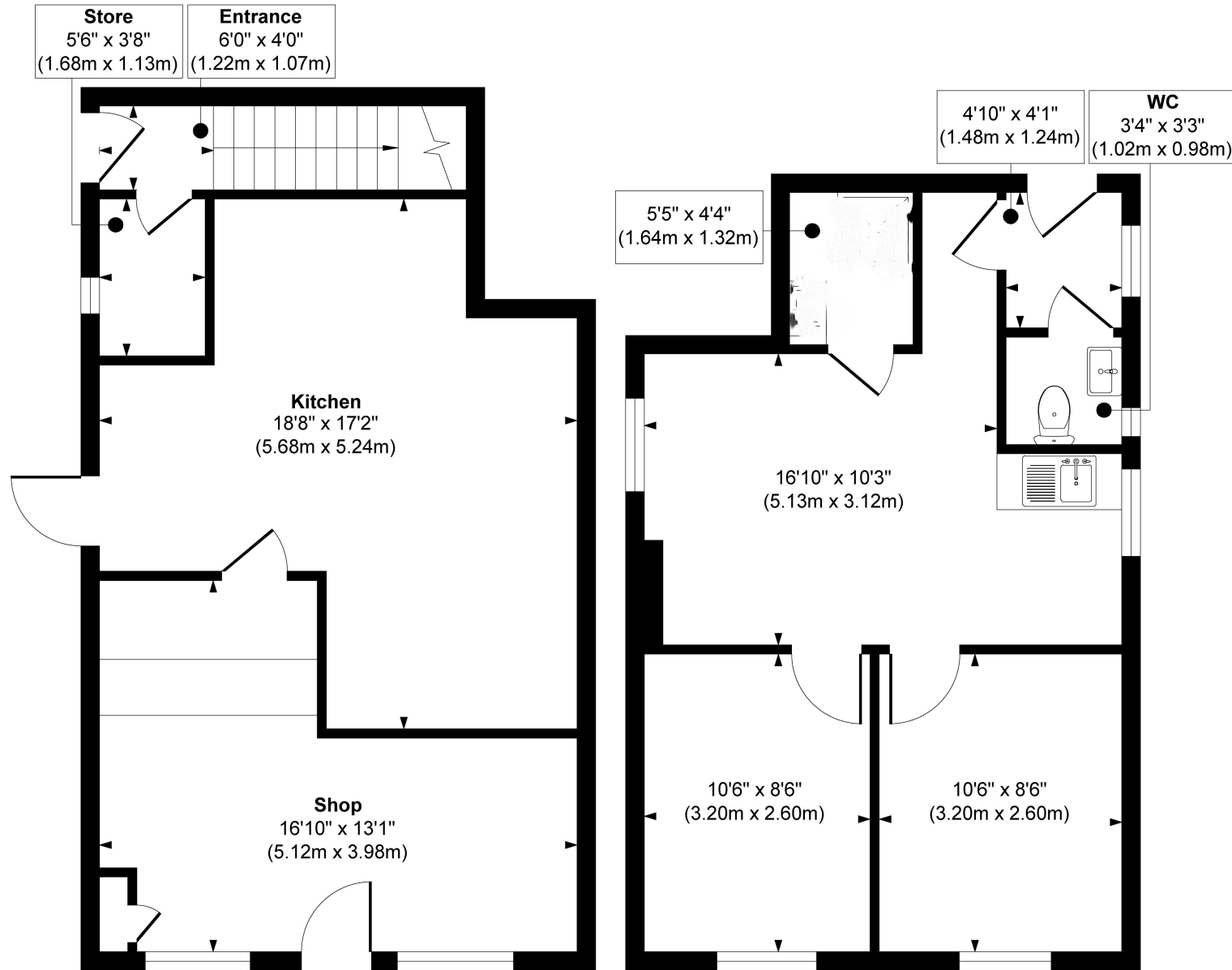
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The Broadway, Knaphill



Retail Unit
Approximate Floor Area
470 sq. ft
(43.73 sq. m)

Flat
Approximate Floor Area
420 sq. ft
(39.00 sq. m)

Approx. Gross Internal Floor Area 890 sq. ft / 82.73 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property