

AXON BUILDING, 4 – 12 CHURCH ROAD, EGHAM, TW20 9QB



Description

The property is located on Church Road in Egham town centre and in the main commercial core.

The property comprises an office building constructed in 1999 and totals 25,064 sqft arranged over ground and two upper floors. The offices are fitted to a good specification including air conditioning, raised floors, suspended ceilings, recessed fluorescent strip lighting and two 8-person passenger lifts. The property has approximately 116 surface car parking spaces.

The property is let Axon Solutions Limited, guaranteed by Axon Group Limited, on FRI terms until 13th July 2017 with five yearly upward only rent reviews, at a current rent of £692,874 per annum. (£27.64 per sq ft)

Price

£8,190,000

Yield

Initial 8.0%

Transaction

Sale to J P Morgan Trustee and Depositary Company Limited c/o Threadneedle Investments Limited.