

3 QUEEN'S SQUARE, ASCOT BUSINESS PARK, ASCOT SL5 9FE



DESCRIPTION

The property comprises a modern end of terrace office building on Ascot Business Park, arranged over ground and first floors. The IPMS floor area is 194 sq m (2,089 sq ft). The property has substantial ceilings, raised floors and is air conditioned.

TENANCY

The property is let to KSF Acquisitions UK Ltd on a 5 year lease from 12th January 2015 on a full repairing and insuring basis at a current rental of £54,775 pa (£26.22 psf). KSF has responsibility for the Slim Fast! brand.

TENURE

999 Year Leasehold Interest.

PRICE AND YIELD

£742,500 which provides a net initial yield of 7%.

TRANSACTION

Sold on behalf of Salmon Harvester Properties in July 2018 to a client of Vail Williams.