

# GOLDVALE

WOKING

27-41 CHURCH STREET  
GU21 6DH



GOLDVALE



GOLDVALE

FORGE END



# A FRESH START

Goldvale House is located at the heart of Woking town centre, adjacent to the new Victoria Place development and less than a 6 minute walk from Woking train station.

Goldvale House totals 21,786 sq ft over a ground and three upper floors, as well as a basement car park.

The available office space offers 2,634 sq ft to 8,026 sq ft (246 to 745 sq m).

The communal parts have been newly refurbished and the office space is available on the ground and first floors.



Woking is home to many national and international businesses including: Petrofac, Fidessa, IDBS, Financial Express, Plan International, Hitachi, Colgate, Surrey County Council, WSP, Yum Brands and McLaren Applied.

Goldvale House is located at the heart of Woking town centre, adjacent to the recently completed Victoria Place development, which includes over 400 residential apartments, a 189 room flagship Hilton Hotel and 125,000 sq ft of commercial/retail including a new M&S and Gail's Bakery. Nearby Commercial Way offers a whole host of eateries including a Cote Brasserie, Gordon Ramsay's Street Burger and Zizzi's.





Côte Brasserie



Woking offers a wealth of leisure amenities including the New Victoria Theatre, Nova cinema, Super Bowl, Italia Conti Academy of Performing Arts and The Gym Group.



Victoria Place



Gail's

# AN ABUNDANCE OF AMENITIES



Island House



Market Walk



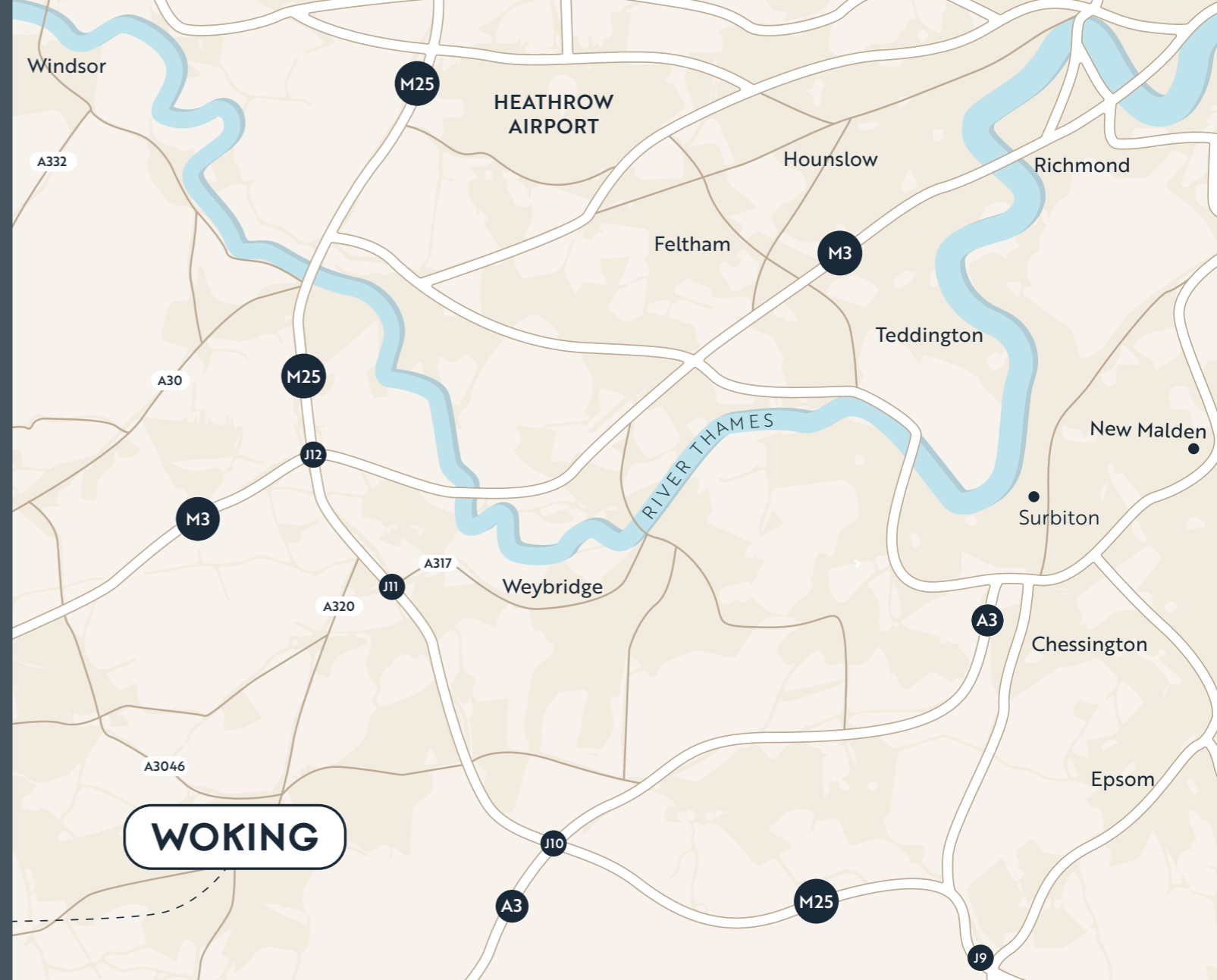
Marciano Lounge



# THE PLACE TO BE

Woking is a key South East office centre and commuter town. Its 23 minute train connection to London Waterloo is a major business advantage.

The town benefits from close proximity to London (25 miles) and excellent road connections, being 5 miles south of Junction 11 of the M25 motorway and 7.5 miles to the east of Junction 3 of the M3 motorway.



Distance (Miles)

Time (Mins)



Time (Mins)

Trains per hour

M25 Junction 11

5

5

London Waterloo

23

15

Guildford

6

16

Clapham Junction

19

6

A3 Ripley

7

18

Guildford

7

6

M3 Junction 3

7.5

10

Southampton

57

3

Heathrow

15

20

Portsmouth

68

4

Gatwick

35

45

Gatwick Airport

55

6





# ESG FOCUSED SPECIFICATION

With a focus on ESG credentials, Goldvale has been refurbished to a high standard including a remodelled reception area, fully refurbished ground floor office suite, showers, cycle facilities and EV chargers in the car park.



New energy efficient LG7 lighting



EV chargers



No fossil fuels



Cycle storage



Shower facilities



EPC rating C (53)



Flexible open plan office suite



Accessible toilet facilities



WC facilities



Allocated on-site parking spaces approx 1:975



Full access raised floors



Two passenger lifts



VRV air conditioning system



High quality reception and common areas



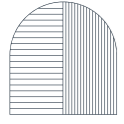
Break out space



Town Centre location



CGI - Ground Floor





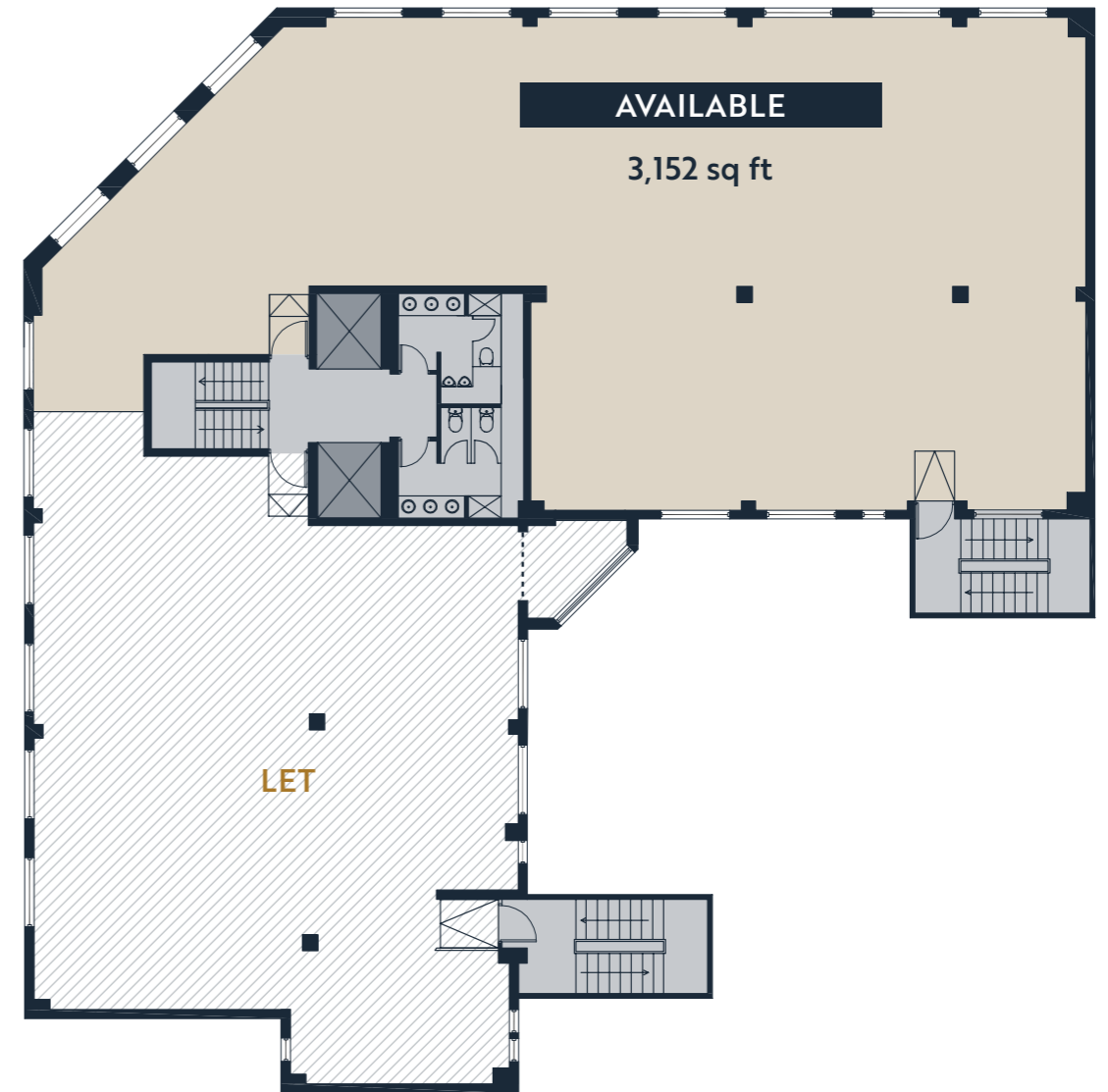
### GROUND FLOOR

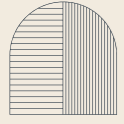
2,240 sq ft (208.1 sq m) to 4,874 sq ft (452.8 sq m)



### FIRST FLOOR

3,152 sq ft (292.8 sq m)





# GOLDVALE

## WOKING

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