

# BROMPTON CROSS FLAGSHIP PREMISES TO LET

## 91-97 FULHAM ROAD, LONDON SW3



### LOCATION

The property is located in a prime position in Brompton Cross, an area renowned for its luxury retailers. The premises are located next to the Bibendum building. Other retailers close by include **Chanel, MGSM, Acne Studios, Carolina Herrera, Golden Goose, The Conran Shop** and **Daylesford**.

### ACCOMMODATION

The premises are arranged over ground and basement floors, offering the following approximate areas:

Net Frontage	45ft
Ground Floor	1,781 sq ft
Basement	1,617 sq ft

TOTAL 3,398 sq ft

**\* Flexible space available of up to 5,110 sq ft. Further details available on request**

### LEASE

A new lease is to be made available for a term to be agreed. Subject to Vacant Possession being achieved.

### RENT

On application.

### USE

Flexible uses within Class E of the revised Use Classes Order will be considered.

### RATES

Zero payable until 1<sup>st</sup> April 2020 due to the government COVID-19 tax break.

Interested parties are advised to make their own enquiries with the relevant Local Authority.

### LEGAL COSTS

Each party is to bear their own legal and associated costs in connection with the transaction.

### EPC

Available on request.

### VIEWING

Viewings are to be arranged strictly through sole agents, Blanchflower Lloyd Baxter:

**Oliver Fowler:**

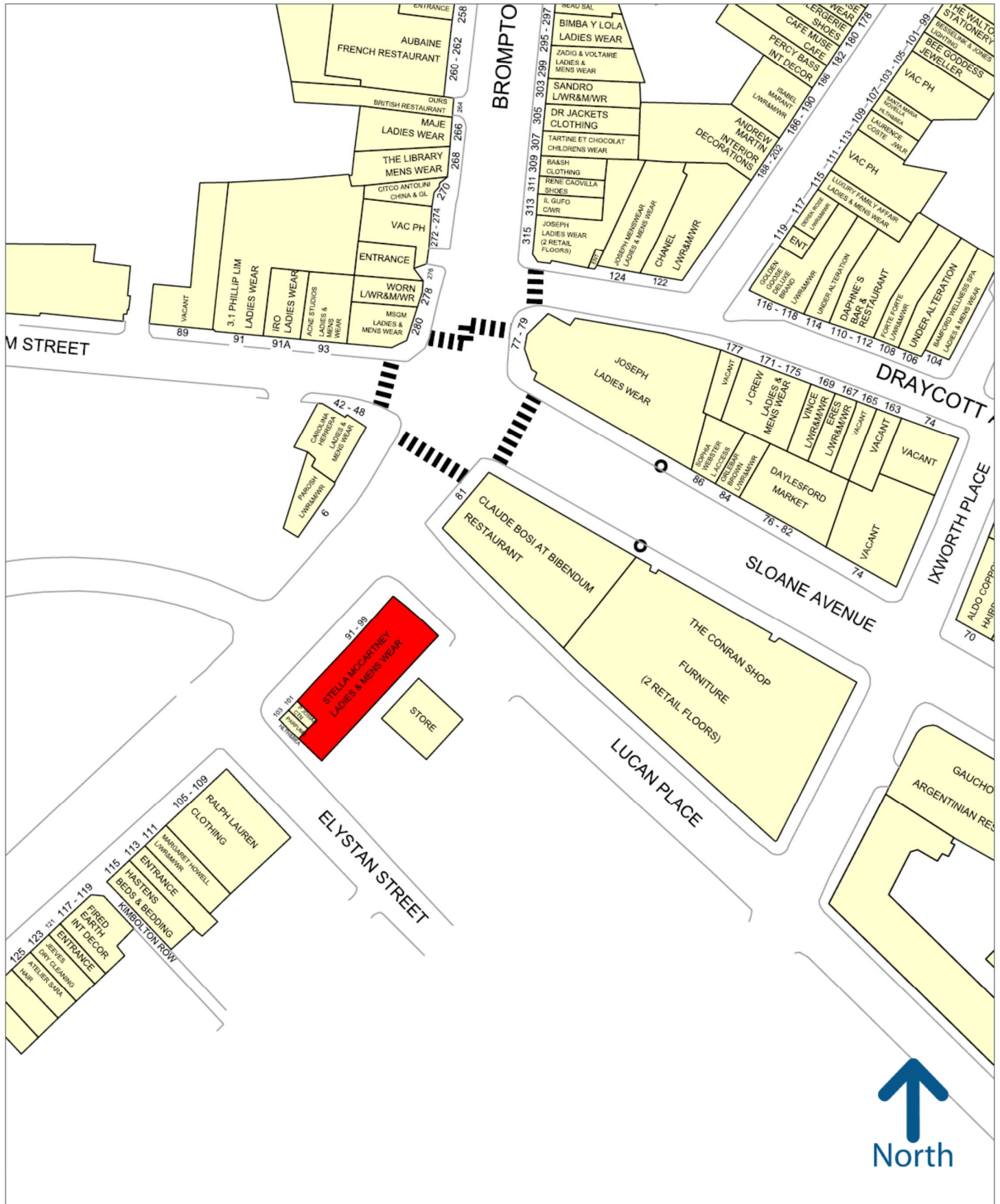
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*These particulars are for guidance only, accuracy cannot be guaranteed. They do not form part of any contract.*

2<sup>nd</sup> Floor, 36 Lexington Street, London W1F 0LJ – Tel: 020 7491 7880



50 metres

Experian Goad Plan Created: 13/10/2020  
Created By: Blanchflower Lloyd Baxter



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