

BROMPTON CROSS PRIME KIOSK TO LET 101 FULHAM ROAD LONDON SW3

LOCATION

The property is located in a prime position in Brompton Cross, an area renowned for its luxury retailers and showrooms.

The premises are located adjacent to Stil Hair Salon and Nicolai Parfumeur. Other operators close by include Occhio Showroom, Ralph Lauren, Bibendum, Petrossian, Carolina Herrera, Chanel, Golden Goose and The Conran Shop.

ACCOMMODATION

The premises are arranged over the following approximate area:

Ground Floor	117 sq/ft
--------------	-----------

The new tenant has the right to use a dedicated WC within the building.

LEASE

A new lease is to be made available for a term to be agreed. The lease to be contracted outside the L&T Act.

RENT

£34,000 per annum exclusive.

USE

The property has a Class E use. A variety of uses within Class E of the Use Classes Order will be considered.



RATES

Rateable Value 23/24 £16,750

Rateable Value 23/24 £8,358

The above figures are an estimate and may be subject to rates relief. Interested parties are advised to check these figures with the Local Authority.

LEGAL COSTS

Each party will pay their own legal and associated costs in connection with this transaction.

EPC

Available on request.

VIEWINGS:

Strictly through sole agents, Blanchflower Lloyd Baxter.

Oliver Fowler

E: ofowler@blb.uk.com

Mbl: 07900 217624

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

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

