



**MILES COMMERCIAL**  
SURVEYORS, LAND & PROPERTY CONSULTANTS

25 Ives Street  
Knightsbridge  
London SW3 2ND  
Tel : +44 (0)20 7581 9722

## SHOP TO LET

388-390 **King's Road**,  
London SW3

### Location

The property is situated in a prominent position on the north side of the King's Road. Nearby occupiers include Eight Over Eight, Duck & Dry, King's Road Steakhouse & Grill, Triyoga, Juicebaby, Beaufort House and the renowned Bluebird.

The area is well served by public transport being situated on numerous bus routes and within walking distance of Sloane Square and South Kensington Underground stations (Piccadilly, Circle and District lines).

### Accommodation

The double-unit is arranged over ground floor and basement.

The approximate net internal areas are as follows: -

Ground floor	1,519 sq.ft	141.12 sq.m
Basement	708 sq.ft	65.77 sq.m

<b>Total</b>	<b>2,227 sq.ft</b>	<b>206.89 sq.m</b>
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*(Areas are subject to confirmation after reinstatement)*

### Lease

To be a new effective full repairing and insuring lease for a term to be agreed, contracted outside the security of tenure provisions of the Landlord & Tenant Act 1954 part II (as amended).



### Rent

£122,500 per annum exclusive

### Rates

Interested parties are advised to make their own enquiries with the relevant local authority.

### Timing

Immediately available

### EPC

Available on request

### Legal Costs

Each party to bear their own

### Viewings

Strictly by appointment through sole agents:

**Ian Simpson**

T 020 7590 8957

E [ian@milescommercial.co.uk](mailto:ian@milescommercial.co.uk)

**Michael Hole**

T 020 7581 9722

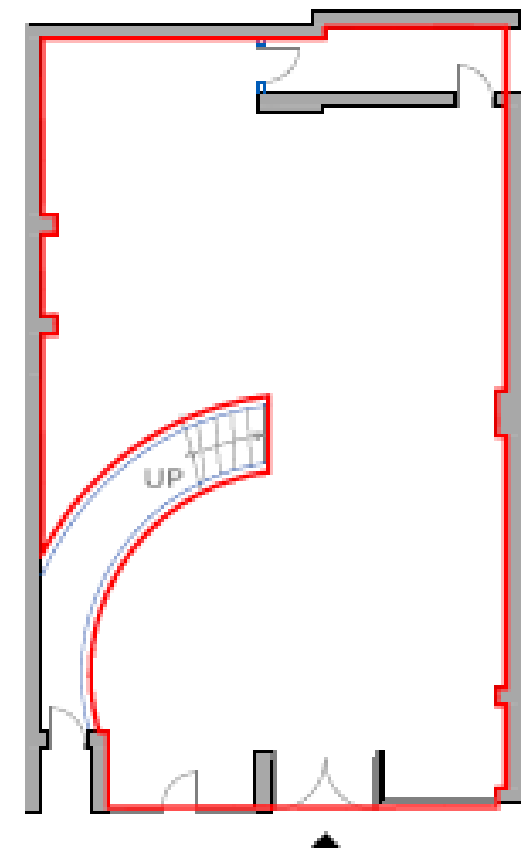
E [michael@milescommercial.co.uk](mailto:michael@milescommercial.co.uk)



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Floor Plans

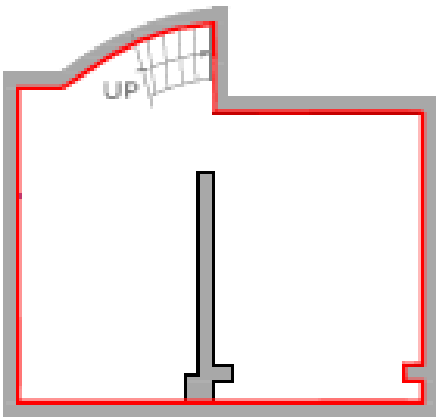
Indicative



GROUND  
FLOOR

NO. 188-190  
ENTRANCE

KINGS ROAD

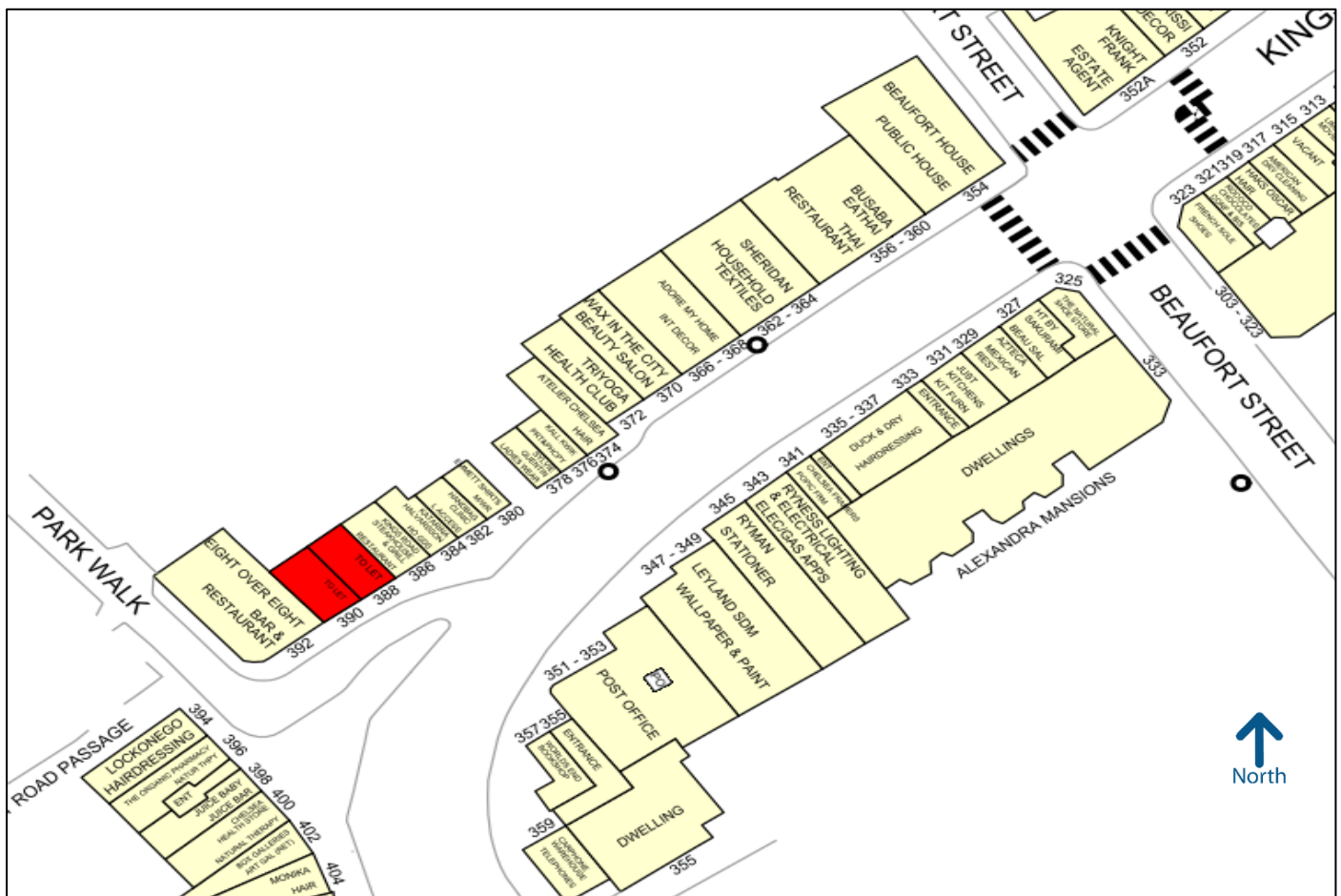


BASEMENT

KINGS ROAD

*Continued.*

## Location



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Experian Goad Plan Created: 06/04/2016  
Created By: Miles Commercial

For further information, please contact:

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