



308 KING'S ROAD, CHELSEA, LONDON SW3

PRIME SHOP TO LET

Location

The property is located on the north side of King's Road, close to the junction with Old Church Street.

Nearby retailers include Osborne & Little, Designers Guild, Brora, Peruvian Connection Baar & Bass. There are also many high end cafés, bars and restaurants to choose from including Beaufort House, Big Easy, Kurobuta, OKA, Byron, A Wanted Man, and the renowned Bluebird.

Accommodation

The shop is arranged over ground floor and basement. The approximate net internal areas are as follows: -

Floor	SQ FT.	SQ.M.
Ground	705	65.50
Basement	1,024	95.13
Total	1,729	160.63

Lease

A new lease available for a term of 10 years, to be contracting outside the Security of Tenure and compensation provisions of the Landlord & Tenant Act 1954 part II (as amended). The rent will be subject to annual RPI increases.



Rent

£80,000 per annum exclusive

Rates

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

EPC

Available on request

Legal Costs

Each party to bear their own

Viewings

Strictly by appointment through joint sole agents:

Ian Simpson

T 020 7590 8957

E ian@milescommercial.co.uk

Ross Crummey

T 020 7581 9722

E ross@milescommercial.co.uk

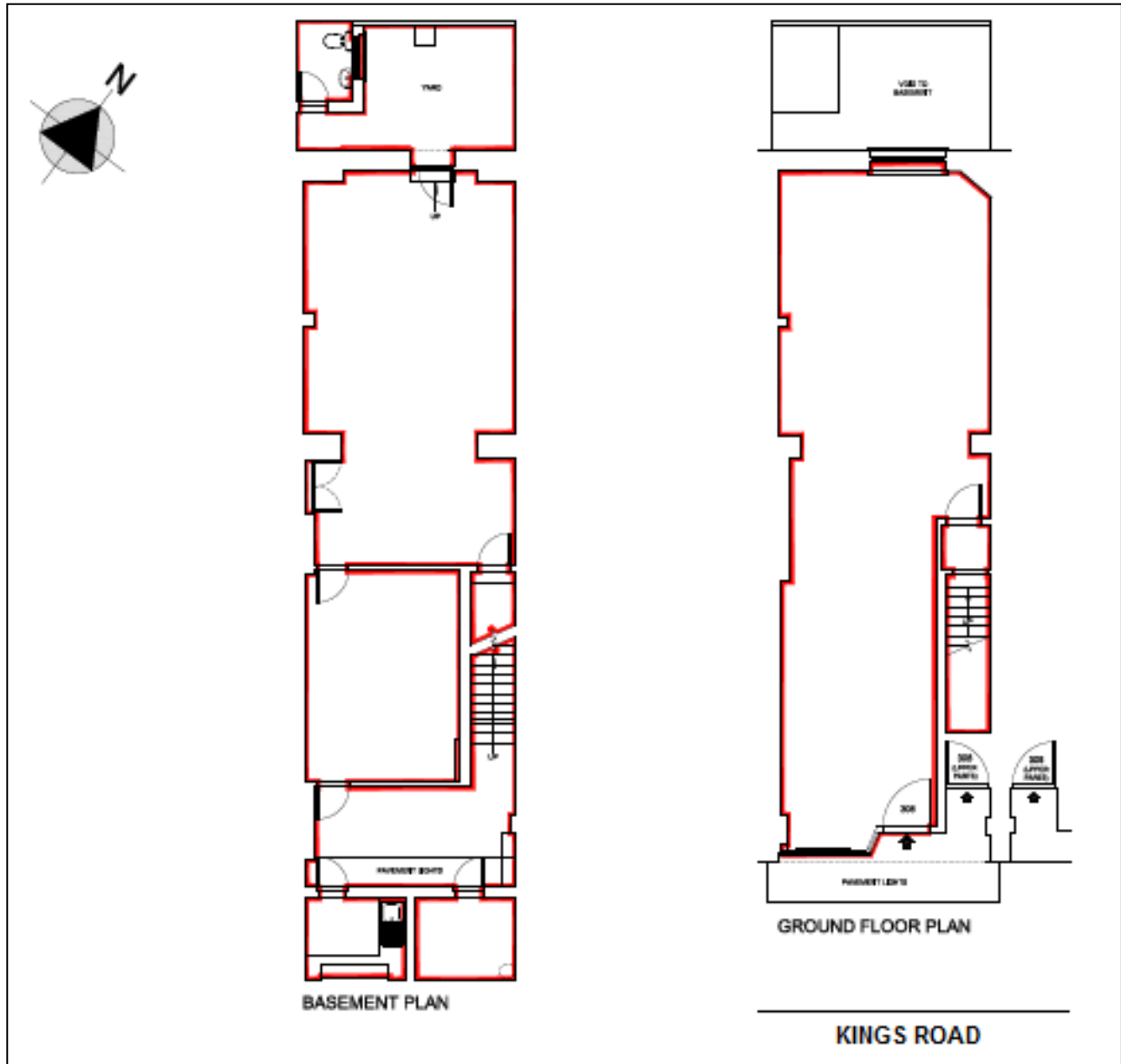


MILES COMMERCIAL
SURVEYORS, LAND & PROPERTY CONSULTANTS

Or Tiffany Luckett our joint agent at Savills 020 7758 3878

Floor Plans

For identification purposes only, not to scale.



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