



MILES COMMERCIAL
SURVEYORS, LAND & PROPERTY CONSULTANTS

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Knightsbridge
London SW3 2ND
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315 FULHAM ROAD, LONDON SW10

PROMINENT CORNER PREMISES TO LET (A1/A3 STPP)



Location

The property is located on the south side of Fulham Road and has a prominent corner position. The immediate area is known as “The Beach” popular for its eateries and local high street shops.

Nearby occupiers include **Joe & The Juice, Oree Bakery, Natoora, Lea & Sandman, Sophie’s Steakhouse, Marks & Spencer, Sainsbury’s Local, Lomax Gym, Starbucks** and **Cineworld Cinema**.

Accommodation

The property has generous ceiling heights and is arranged over ground floor and basement. The approximate areas are as follows: -

Floor	Sq.ft.	Sq.m.
Ground	1,192	110.74
Basement	1,441	133.87
Total	2,633	244.61

Floor plans are available on request.

Lease Terms

A new lease available for a term to be agreed, 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

£135,000 per annum exclusive

Rates

Rates Payable (2018/19) £42,579

Interested parties are advised to make their own enquiries with RBKC rates department.

EPC

EPC rating D-97, the certificate is available on request.

Legal Costs

Each party to bear their own

Viewings

Strictly by appointment via joint sole agents:-

Ian Simpson

T 020 7590 8957

E ian@milescommercial.co.uk

Ross Crummey

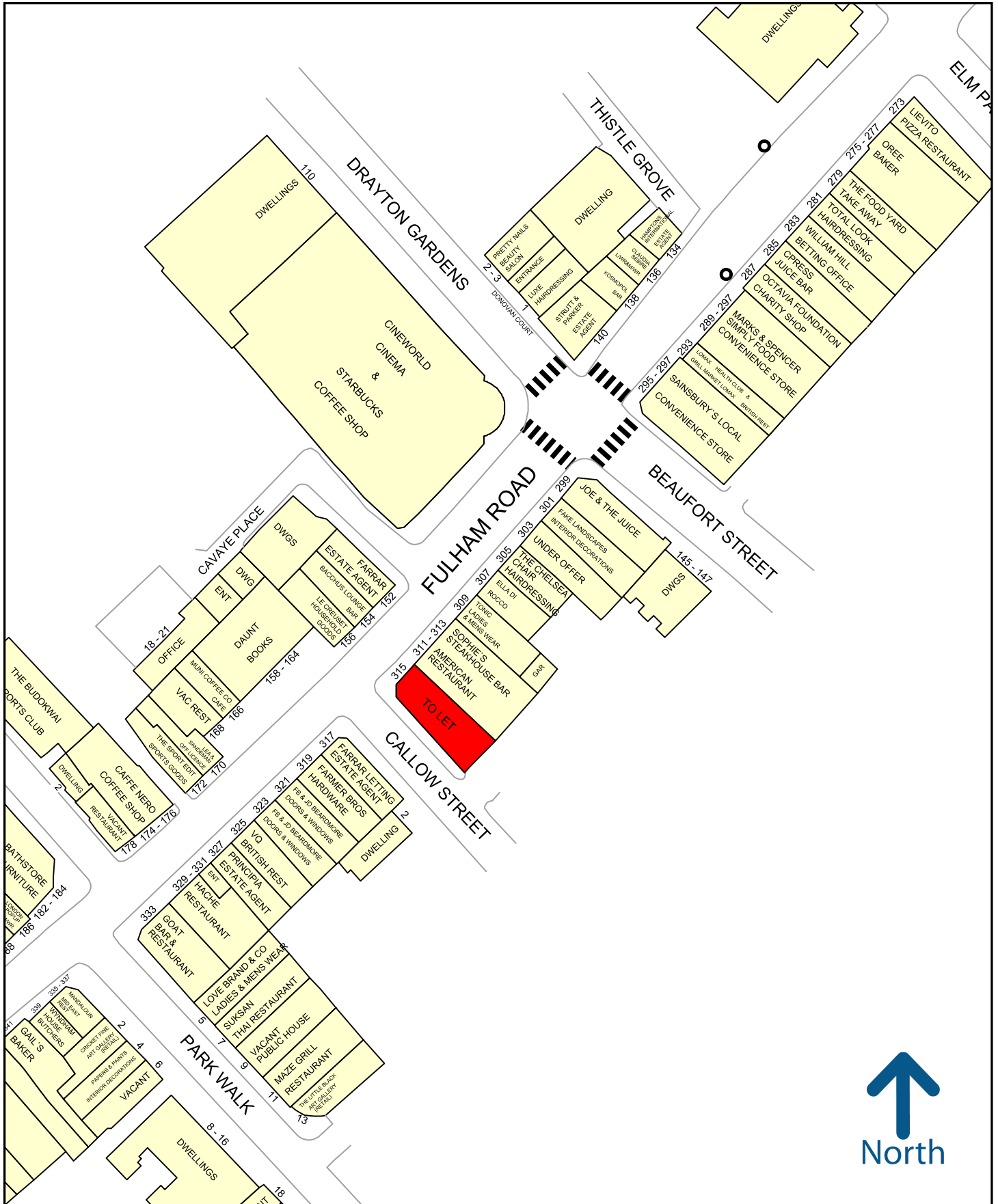
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Or Tiffany Lockett our joint agent at Savills 020 7758 3878



50 metres

Experian Goad Plan Created: 09/10/2018
Created By: Miles Commercial

