



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

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

## 291 Brompton Road, London SW3

### PRIME SHOP TO LET

#### Location

The property is located on Brompton Road in a luxury retail destination known as Brompton Cross. Nearby occupiers include **Joseph, MSGM, Chanel, Ralph Lauren**, and restaurants **Aubaine, Restaurant Ours and Daphne's**. The area also consists of private members health club **KX**, and **Daylesford**.

#### Accommodation

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

Floor	Sq.ft.	Sq.m.
Ground	221	20.53
Basement	178	16.54
Total	399	37.07

#### Rent

Inviting offers in excess of £37,500 per annum exclusive

#### Lease

A new lease available for a term to be agreed, contracting outside the security of tenure provisions of the Landlord & Tenant Act 1954. The lease will be subject to upward only reviews every 5<sup>th</sup> year.

#### Ross Crummey

T 020 7581 9722

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



#### Rates

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

Rateable Value £65,000

Payable 2022/23 £33,280 pa

\*please note there is a 50% reduction on rates until April 2023

#### EPC

Available on request

#### Legal Costs

Each party to bear their own

#### Viewings

Strictly by prior appointment through sole agents:



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