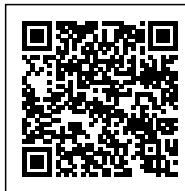




HIGHLY PROMINENT CORNER RETAIL/SHOWROOM UNIT

Posted on 15th January 2024



Categories: [RETAIL](#), [TO LET](#)

Address

1 Homesdale Road
Bromley
Kent
BR2 9JQ

Area

3,283 sq. ft. (305.0 sq. m.) approximately

Main Features

- Gateway Site on A21
- 1/2 mile to Bromley Town Centre
- A1 Retail Use
- Air Conditioning
- LED Lighting
- Security Shutters
- 5 Dedicated Parking Spaces



Description

Comprises a former convenience store, with the benefit of air conditioning, LED lighting and security shutters.

Other uses within Class E would be considered.

Location

Situated in a highly prominent position on the corner of the A21 Masons Hill and Homesdale Road.

Masons Hill is the main approach road from the south leading into Bromley Town Centre which is approximately half a mile distant.

Latitude = 51.39589246583299

Longitude = 0.02576245543372268

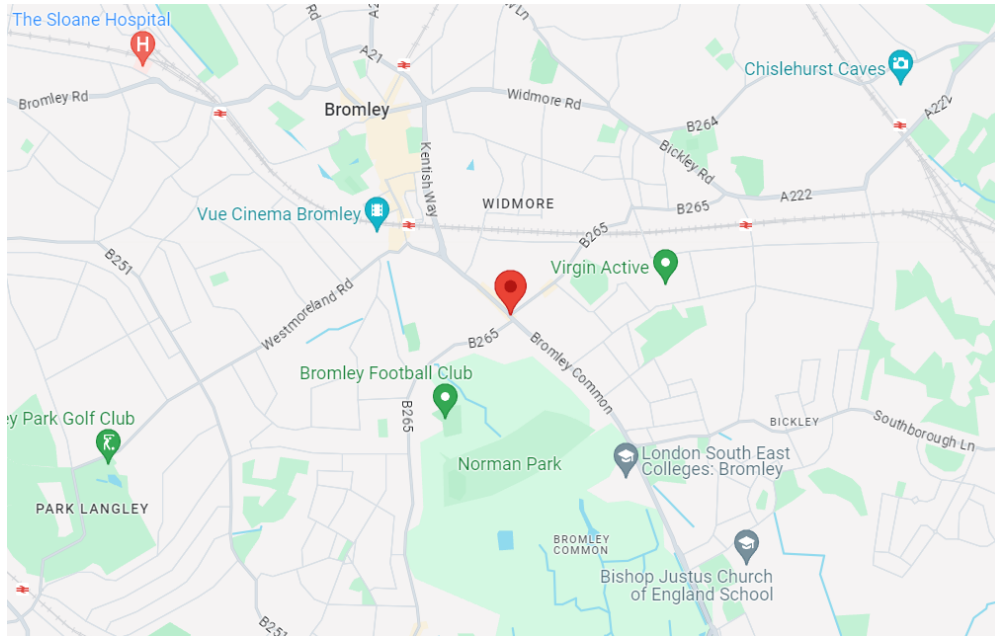
Accommodation

With approximate floor areas:

Floor	Use	Sq Ft	Sq m
Ground	Retail	3,283	305.0

Dedicated Parking for 5 Cars.

Dedicated Bin Stores.



Details

RENT

Guide rent £85,000 per annum exclusive.

TERMS

Assignment of the expiring September 2033, alternatively a new lease may be available.

LEGAL COSTS

Each party to bear their own costs and 50% each towards any cost incurred in obtaining Landlord's consent.

RATING

Rateable Value £59,500

UBR 2023/24 51.2p/£

VAT

The rent quoted is exclusive of VAT which may be payable.

EPC

Band B.

Homesdale Road, Bromley

VIEWING

By prior appointment with the sole agents: Salisbury & Co. – Tel: 01732 463 205

Neil Salisbury | Email: neil@salisburyand.co

Lime Tree Work Shop, 11 Lime Tree Walk, Sevenoaks, Kent, TN13 1YH

IMPORTANT NOTICE

The accuracy of any description, dimensions, references to condition, necessary permissions for use and occupation and other details contained herein is not guaranteed and is for general guidance only and prospective purchasers or tenants must not rely on them as statements of fact or representations and must satisfy themselves as to their accuracy. Neither Salisbury & Co. Ltd nor any of their employees or representatives has any authority to make or give any representation or warranty or enter into any contract whatever in relation to the property. Prices quoted in these particulars may be subject to VAT in addition. The reference to any mechanical or electrical equipment or other facilities at the property shall not constitute a representation (unless otherwise stated) as to its state or condition or that it is capable of fulfilling its intended function. Prospective tenants/purchasers should satisfy themselves as to the fitness of such equipment for their requirements. Salisbury & Co. is the trading name of Salisbury & Co. Ltd. Registered in England Company No. 05291959. Registered Office: 2 Lakeview Stables Lower St. Clere, Kemsing, Sevenoaks, Kent, England, TN15 6NL.