

403 UPPER RICHMOND ROAD WEST, EAST SHEEN, SW14 7NX

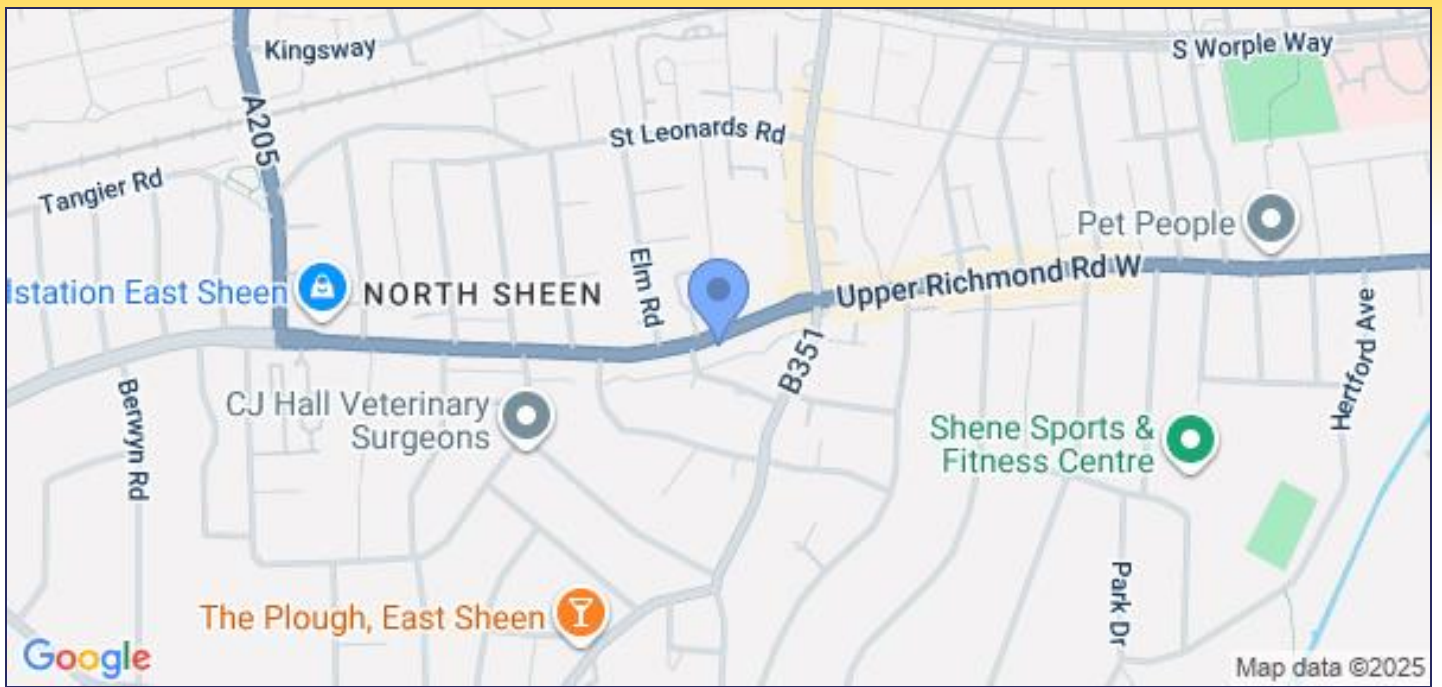


SUMMARY

- 638 sq ft (59.29 sq m)
- E Class Use
- Busy Retail Location
- To Let
- Rent: £34,000 per annum excl.
- Available on a new Full Repairing and Insuring lease on a term to be agreed.

AMENITIES

- Air Cooling
- Car Parking Space
- Excellent Display Frontage
- Kitchen and WC
- Main Road Location



LOCATION

The premises are located in a busy trading position directly opposite Waitrose and other multiples include Boots, Robert Dyas and Gails together with a number of local traders. The Upper Richmond Rd West forms part of the South Circular Road and provides good access to Richmond and Putney. Mortlake Station is within a few minutes walk providing a direct service to London Waterloo.

DESCRIPTION

The premises comprise a regular shaped unit with the benefit of rear access to a service road. In addition there is a fitted kitchen and WC. The unit benefits from good ceiling height and is ready to take a tenants fitout.

ACCOMMODATION

FLOOR	SIZE
Ground Floor	638 sq ft (59.29 sq m)
Total	638 sq ft (59 sq m)

LEASE / TERM

Available on a new Full Repairing and Insuring lease on a term to be agreed.

RENT

£34,000 per annum excl.

RATES

We note from the VOA website that the property has a Rateable Value of £22,250.

VAT

VAT is not applicable

EPC RATING

C (54)

LEGAL COSTS

Each party to be responsible for their own costs incurred in the transaction.

VIEWING

Viewing strictly by prior appointment with the agent:

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