

# SLOANE STANLEY



## TO LET

331 KING'S ROAD, CHELSEA, LONDON, SW3 5ES

PRIME RETAIL OPPORTUNITY – 968 sq ft / 89.93 sq m

### THE PROPERTY

The property is located on the south side of King's Road, close to the junction with Beaufort Street.

Nearby occupiers include Alley Cats, Azteca, Backstage Chelsea, Beaufort House, Beef & Bass, Blink Brow Bar, Bluebird, Face Gym, Jeroboams, Joe & The Juice, Karve, Margaret Dabbs, Ted's Grooming Room, The Cadogan Arms, The Chelsea Grill, and Triyoga.



### ACCOMMODATION

The property comprises the approximate net internal areas as follows:-

GROUND FLOOR	500 sq ft	46.45 sq m
BASEMENT	468 sq ft	43.48 sq m
<b>TOTAL</b>	<b>968 sq ft</b>	<b>89.93 sq m</b>

### GUIDE RENT

£62,500 per annum exclusive.

### LEASE

A new lease is available for a term to be agreed contracted outside the Landlord and Tenant Act 1954. The rent will be subject to annual RPI increases. Subject to contract and vacant possession.

### LEGAL COSTS

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

### EPC

Available on request.

### VIEWINGS

Strictly by appointment by joint agents Miles Commercial and Levy Real Estate.

### RATES

We have been informed by Kensington and Chelsea Council of the following:

Future rateable value from 1 April 2026 - £61,000

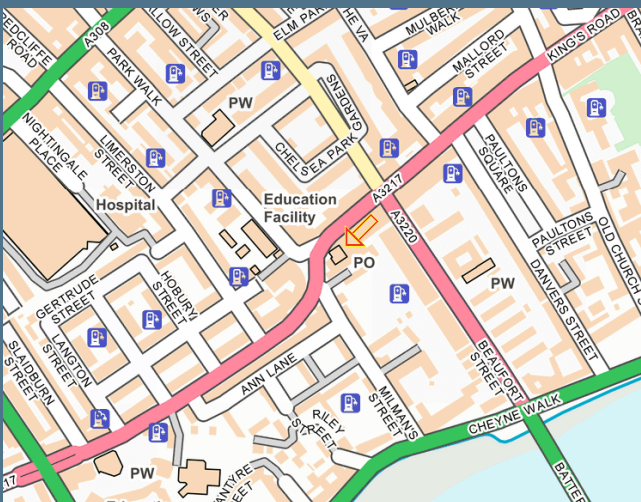
Interested parties are advised to make their own enquiries with Kensington and Chelsea Council.

### SLOANE STANLEY

The Sloane Stanley Estate has been part of Chelsea for over 300 years, starting with the purchase of land in 1717.

The Estate remains a family business today owning and managing over 250 shops and flats.

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## CONTACT

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