



13 BARLEY WALK  
WANDSWORTH, SW18 1UL



## DESCRIPTION

This triple fronted site is found in the heart of Wandsworth. It is located within the famous Ram Brewery on the site of the old Youngs Brewery. It is spread all over the ground floor, it also has a fully fitted kitchen and a separate bar area. There is an external seating area, and it is highly visible from the main road as well as being a 5-minute walk from Wandsworth Town train station.

**Nearby operators include:** Boom Battle Bar, MEET Quarter, Hong Kong Garden, Arepa, King's Arm & Sushi Moka

## LEASE

Assignment of the existing lease expiring on 10th November 2040, contracted outside the Landlord & Tenant Act Part II

## RENT

£55,000 per annum

## PREMIUM

Offers invited

## ACCOMODATION

The premises are arranged over ground floor only, providing the following approximate floor areas:

**Ground:** 1,459 sq ft

## PLANNING & LICENCE

The property benefits from Sui Generis planning with the following alcohol licence:

**Sunday to Wednesday:** 10:00 - 23:30

**Friday & Saturday:** 10:00 - 00:00

## RATES (2025 - 2026)

**Rateable Value:** £40,259

**Rates Payable:** £20,089

## VIEWINGS

For viewings please contact sole agents:

**Will Gage**

07774 321360

[will@restaurant-property.co.uk](mailto:will@restaurant-property.co.uk)

**Kareen Grewal**

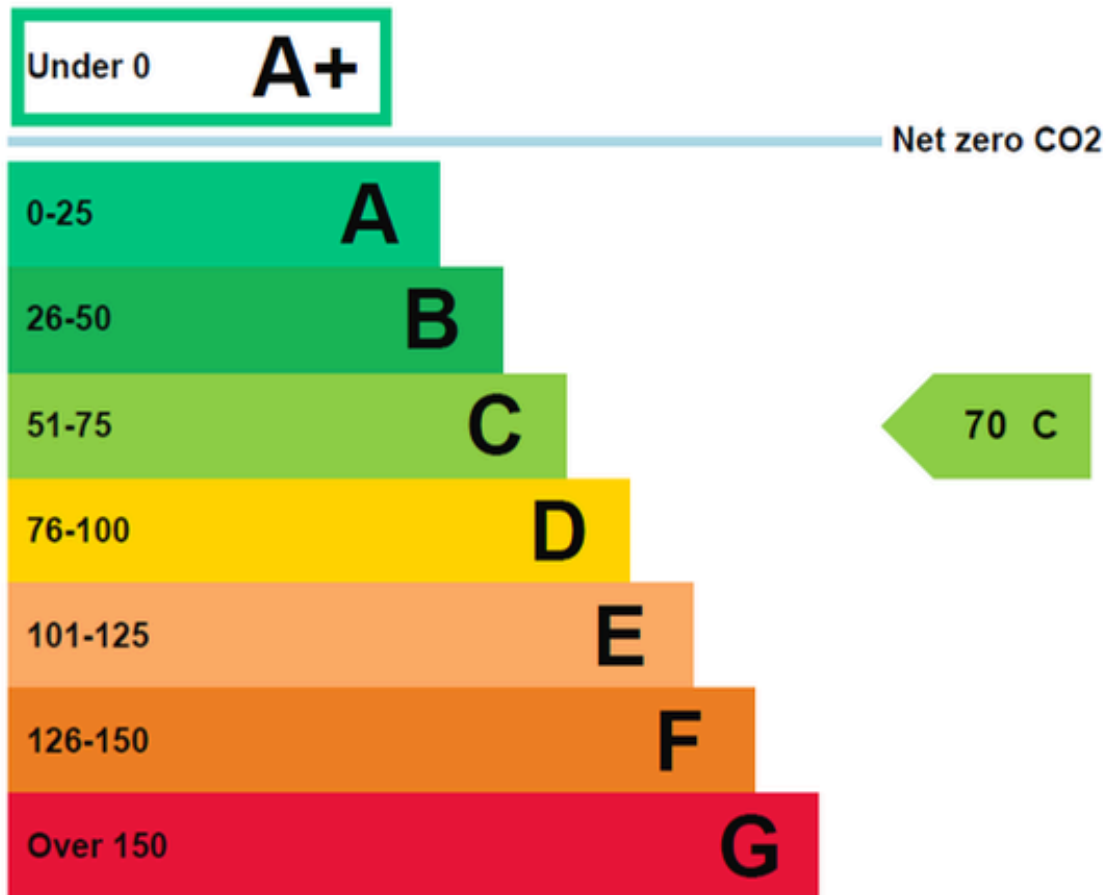
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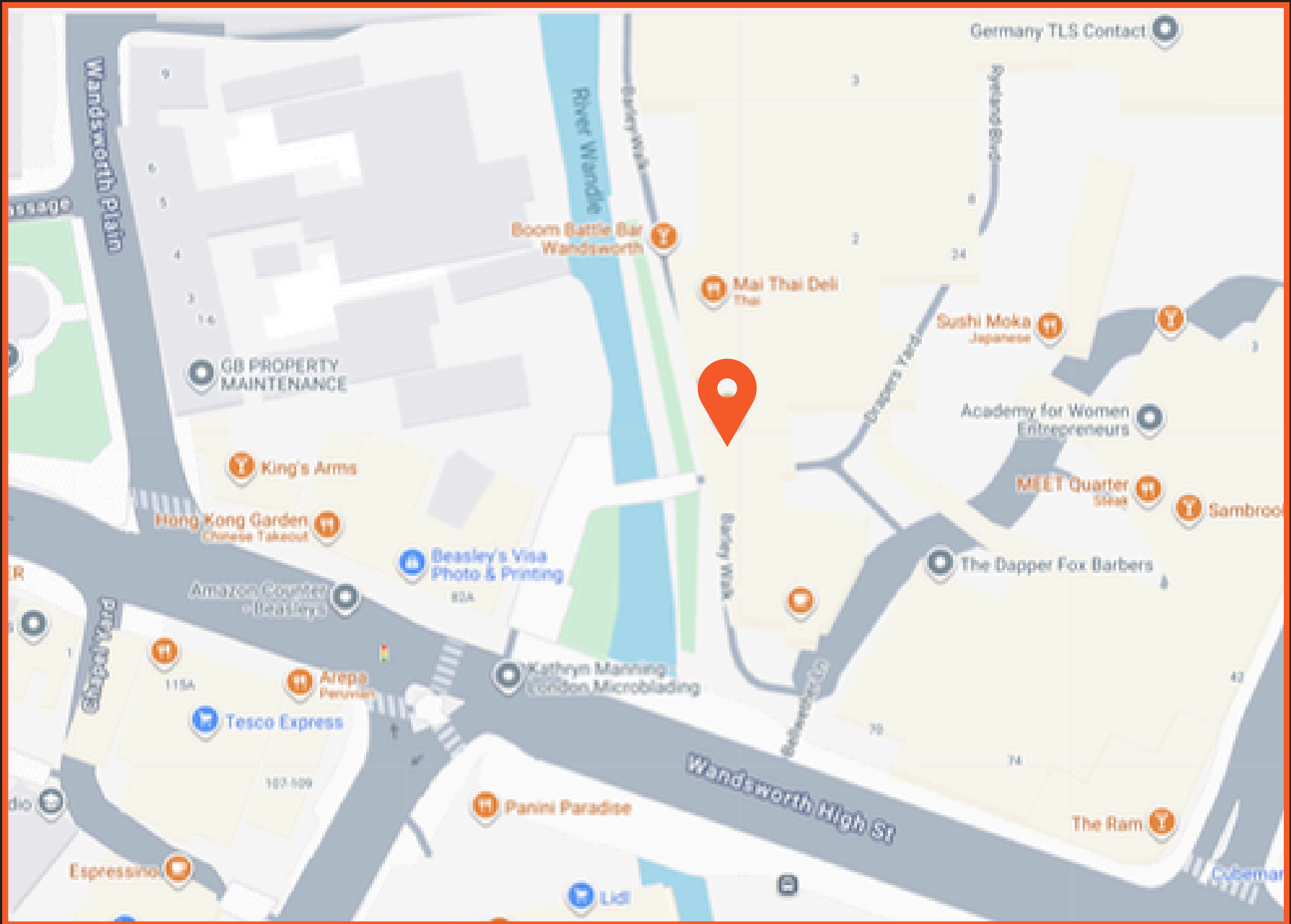
[kareen@restaurant-property.co.uk](mailto:kareen@restaurant-property.co.uk)





This property's energy rating is C.





[Map Link](#)



RESTAURANT PROPERTY

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