

## CLARENCE STREET | KINGSTON | KT1

### Location

Kingston-upon-Thames is a historic market town and Royal Borough that benefits from an estimated retail catchment of 887,000 persons ranking it 13th in the UK.

The subject unit occupies a prime location along Clarence Street opposite the Bentall Centre and close to well known occupiers such as Footasylum, ITSU and Hema.

### Accommodation

The property is arranged over ground and first floors and provides the following areas:

Ground Floor Sales	1,450 sq ft	134.7 sq m
Ground Floor Store	205 sq ft	19.04 sq m
First Floor	516 sq ft	47.9 sq m

### Term

The property is available on a new lease for a term to be agreed.

### Rent

Upon Application

### Rates

Rateable Value: £200,000  
Rates Payable: £96,600



# 16 CLARENCE STREET KINGSTON | KT1



RETAIL

## EPC

Certificate available on request

## Legal

Each party is responsible for its own legal costs incurred in this transaction.

## SUBJECT TO CONTRACT

## Viewing

For further information, please contact :

**Mike Wimble**

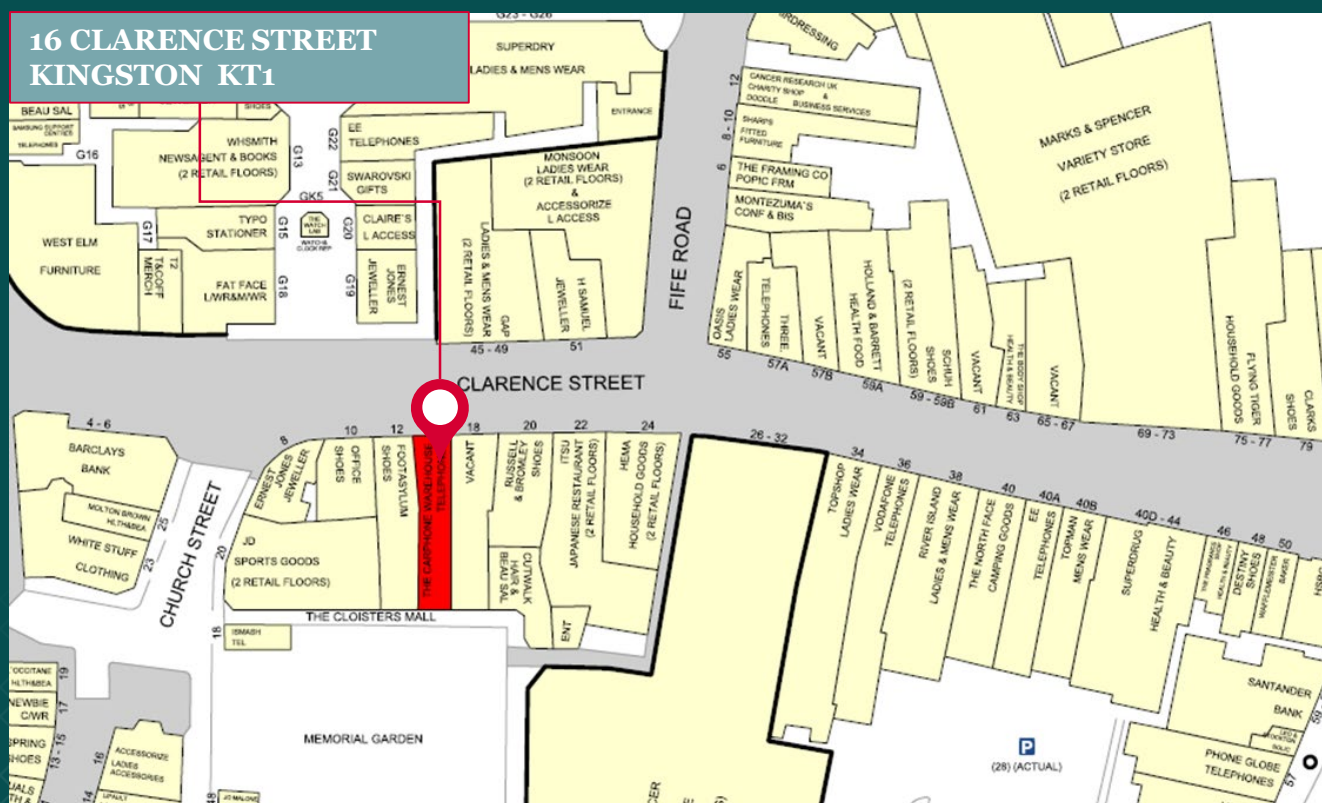
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