



Kiosk on Platform 3 - Amersham Station

TO LET — RETAIL KIOSK

AMERSHAM STATION, LONDON, HP6

The well-positioned kiosk is situated on Platform 3 at Amersham Station and benefits from being the only retail offering on the platform. Platform 3 is conveniently the closest platform to Amersham's entrance and exit and is used by both London Underground and Chiltern Railways for their southbound train service, guaranteeing continuous footfall at the unit. Amersham is a busy commuter town area, presenting an exciting opportunity for an incoming tenant to capitalise on.

Location:

Amersham is a London Underground and National Rail station in, located in the Chiltern district of Buckinghamshire. The station is located is 23.7 miles northwest of Charing Cross, Central London, 15 miles from Aylesbury and 9 miles from High Wycombe.

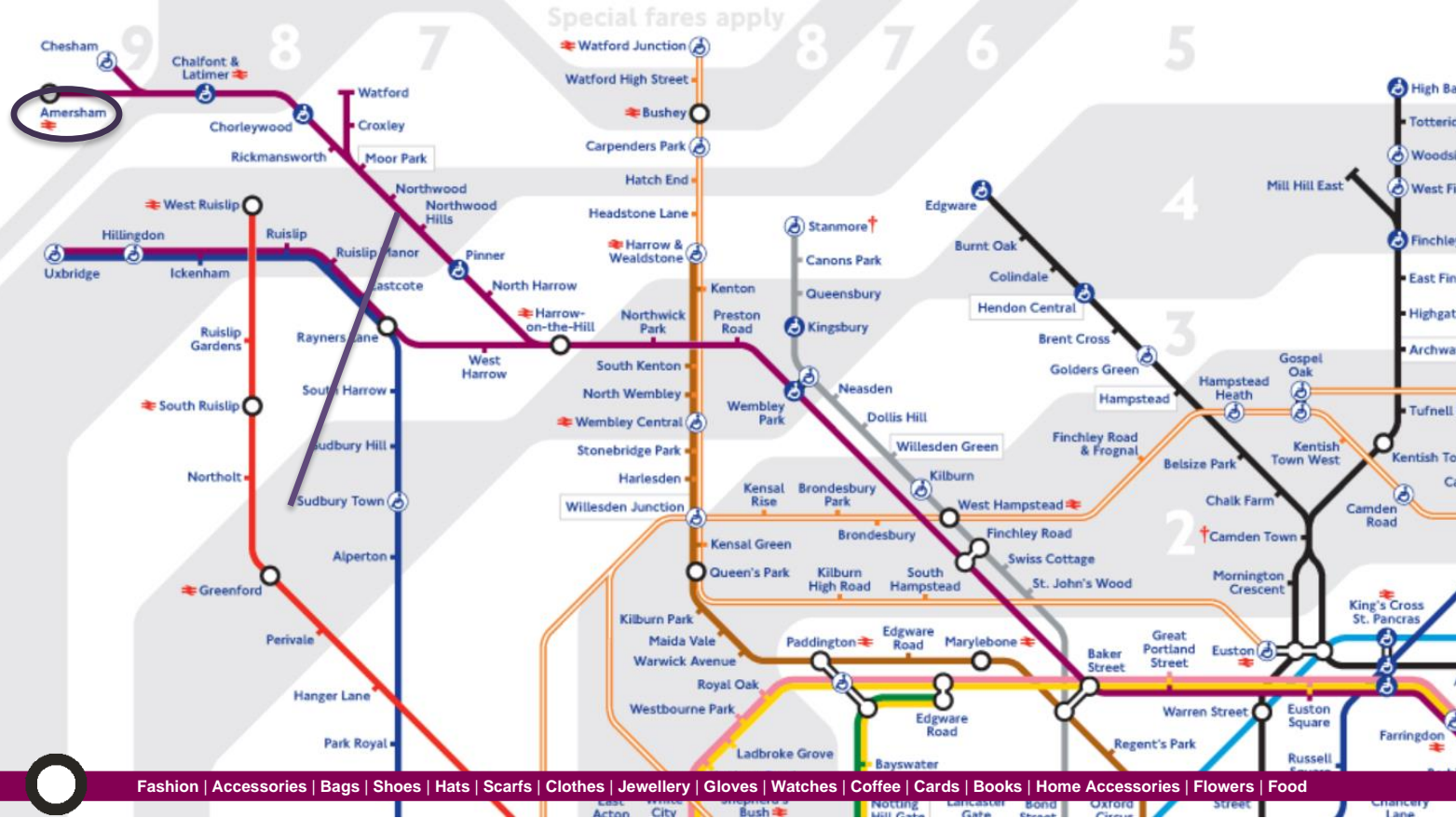
The station is served by the Metropolitan Line and stands as the northern terminus. The station conveniently lies 12 stops from Wembley Station, offering access to the renowned Wembley Stadium, and 14 stops from Baker Street, in the heart of Central London. Amersham Station sits in Travelcard Zone 9.

2 million+
Annual station footfall

London Underground serves:

1.35 billion
Passengers a year





Fashion | Accessories | Bags | Shoes | Hats | Scarfs | Clothes | Jewellery | Gloves | Watches | Coffee | Cards | Books | Home Accessories | Flowers | Food

Description:

The kiosk is located in a prominent position on Platform 3. The unit can be accessed by a door at the side and is secured by a roller shutter that faces onto the platform. The unit will be handed over in good condition.

Unit Sizes:

Kiosk 2 — NIA 130 sq ft (12.07 sq m)

Rent:

The rent payable to be an agreed minimum guaranteed rent (MGR) based on a percentage of turnover (sales).

Lease:

The unit is available on a 5-year lease contracted outside the Landlord & Tenant Act and will incorporate an annual RPI rent review.

Rates:

Rateable Value (202): £3,450
 UBR: 0.499
 Rates Payable (20/21): £1,722

Services:

The unit will have 100 AMP power and water provisions.

Legal Costs:

Each party is to be responsible for their own legal costs.

Deadlines for Offers:

Interested parties will be expected to provide a full business case with financials.

Deadline for offers: TBC

Contact:



CUSHMAN & WAKEFIELD

On behalf of:



TRANSPORT FOR LONDON

Alice Hershman

020 7152 5798

alice.hershman@cushwake.com

Paloma Friedrich

020 7152 5236

paloma.friedrich@cushwake.com

For professional tenancy advice:

The Code of Leasing Business Premises in England & Wales recommends you seek professional advice before agreeing a business tenancy.

Details available from:

www.leasingbusinesspremises.co.uk



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Footfall figures quoted are from 2019 pre pandemic