



299-301 Brompton Road London

- Prime location in Brompton Cross
- Affluent immediate catchment
- 1,047 sq ft on ground

Prime lease for sale

(Subject to relocation)

Location

Located in a prime position on Brompton Road, adjacent to Sandro and Bimba Y Lola. Other nearby retailers include Maje, Joseph, BA & SH Clothing, Caramel and Bonpoint.

Description

The property comprises a prime retail unit forming part of an attractive parade in Brompton Cross. Chanel are due to open their flagship store nearby in 2018 with a number of new brands coming to the area such as Golden Goose, Il Gufo, Daylesford, Bamford and others. Furthermore the surrounding area has recently undergone improvement works to enhance shoppers experience.

Rent

£259,500 per annum exclusive

Accommodation

Approximate net internal areas:

Ground Floor	1,047 sq ft	97.2 sq m
Basement Sales	615 sq ft	57.1 sq m

Total: 1,662 sq ft 154.3 sq m

(Interested parties are advised to verify these areas on site by prior appointment)

Premium

Offers invited

Tenure

The property is available by way of an assignment of the existing lease expiring April 2021.

Business Rates

Rateable Value	£350,000
Rates Payable (19/20)	£183,400

Interested parties should make their own enquiries with City of Westminster Council (020 8315 2050).

VAT

All figures are quoted exclusive of VAT, if applicable.

Viewing

Staff are unaware of the pending disposal; therefore, viewing is strictly by prior appointment through sole agents Harper Dennis Hobbs:

Subject to contract

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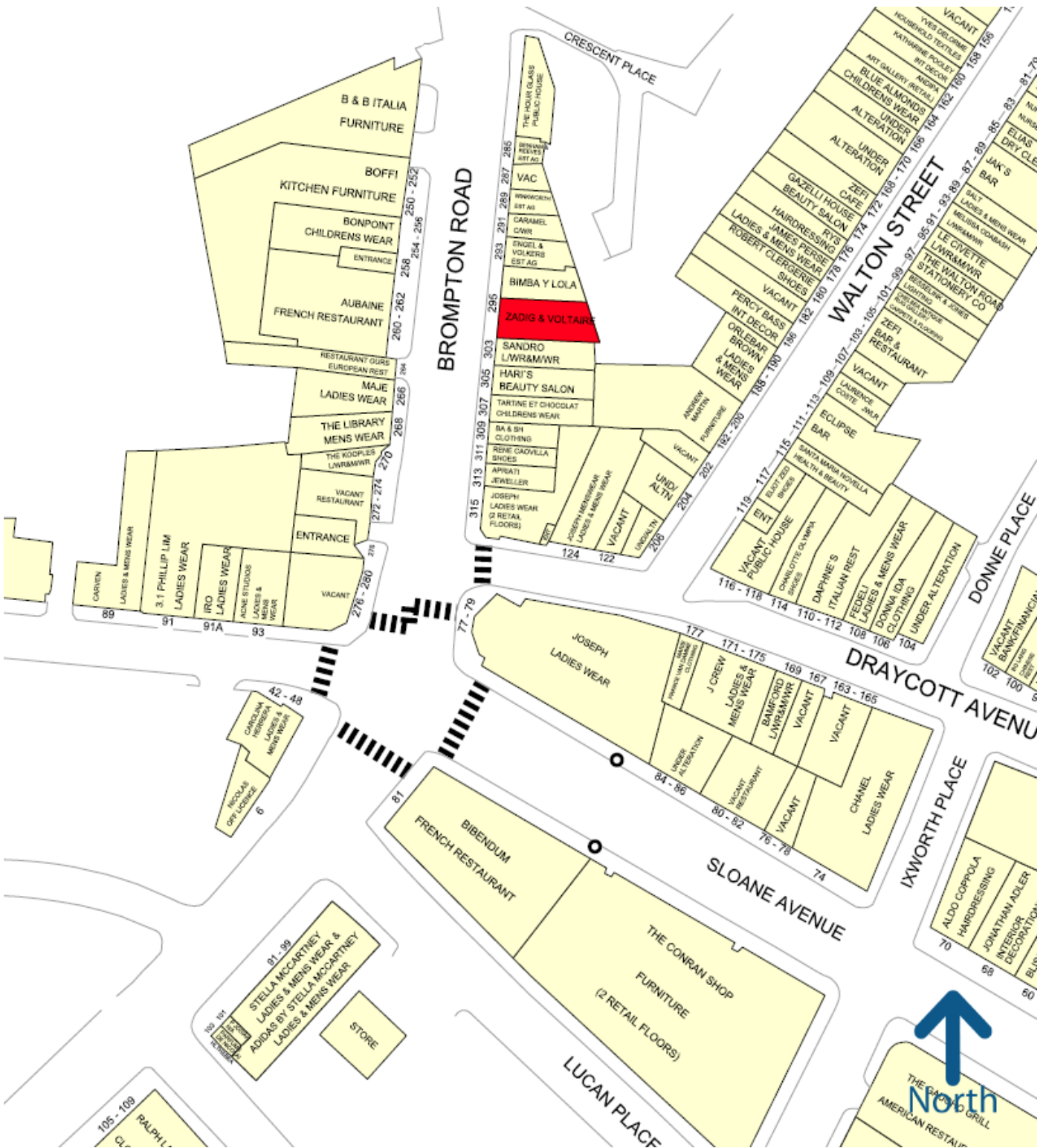
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