

SHOP LEASE FOR SALE

LONDON, Knightsbridge, 6f Sloane Street, SW1X 9LE



LOCATION

The property occupies an excellent trading position on the west side of the street, close to Knightsbridge Underground Station (Piccadilly Line).

The shop is adjacent to **Jahan Jewellers**, with other nearby retailers including **Patek Philippe**, **Roger Vivier**, **Tom Ford**, **Balenciaga** and **Dolce & Gabbana Kids**.

TENURE

The premises are available by way of assignment of an existing effective full repairing and insuring lease expiring 27 June 2026, subject to 5 yearly rent reviews. The lease is contracted inside the Landlord & Tenant Act 1954.

RENT

£431,700 per annum exclusive

PREMIUM

Premium offers invited.

DESCRIPTION

The unit is arranged over ground floor & basement and provide the following approximate dimensions and areas:

Net Frontage	4.47 m	14 ft 8 ins
Ground Floor	57.53 sq m	619 sq ft
Basement	56.97 sq m	613 sq ft
Total	114.50 sq m	1,232 sq ft

BUSINESS RATES

We understand from the VOA website that the Rateable Value of the premises is £345,000 and the rates payable are £180,780. The UBR for 2019/20 is 52.4p. Interested parties are advised to make their own enquiries with the Local Authority for verification purposes.

EPC

Available on request.

VIEWING:

STRICTLY BY PRIOR

APPOINTMENT THROUGH:

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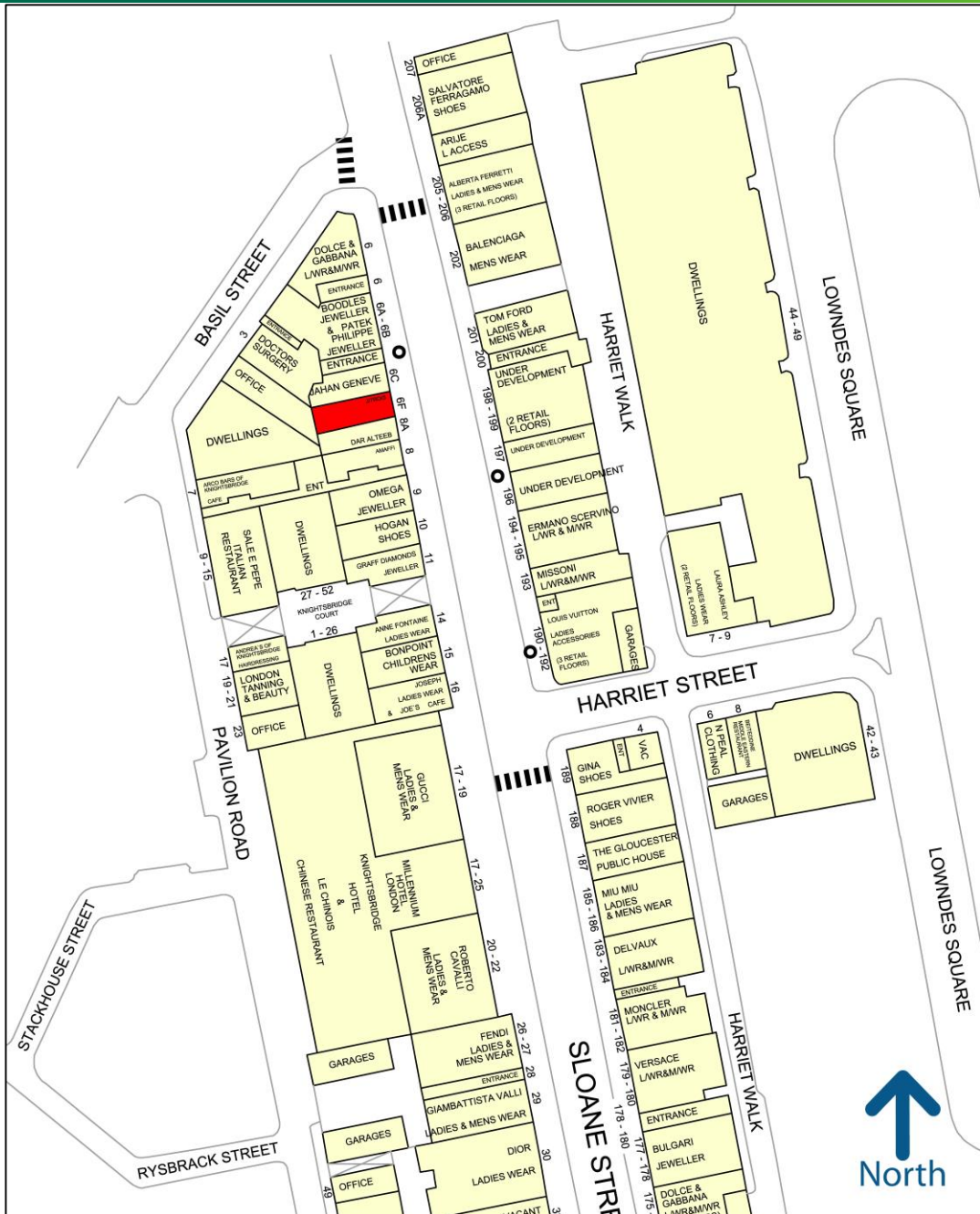
CBRE Limited

Henrietta House
Henrietta Place
London W1G 0NB

22-10-2019

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Not to scale.

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