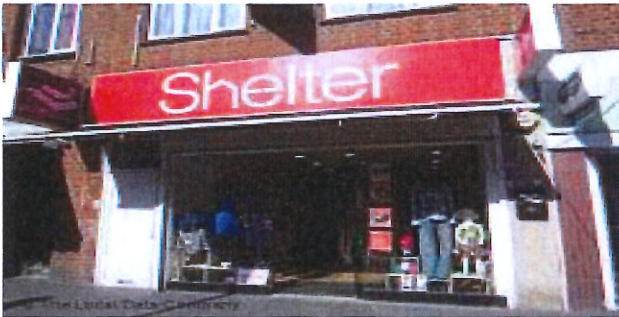




Picton Jones & Co

0121 643 3232

TO LET
SHOP & PREMISES
385 NORTH END ROAD
FULHAM
LONDON, SW6



- PRIME TRADING LOCATION
- FULLY FITTED OUT – READY TO TRADE
- COMPETITIVE TERMS

SITUATION/LOCATION

Fulham is a vibrant and densely populated London Suburb. Northend Road stretches from Kensington Olympia in the North to Fulham Broadway in the South and the Suburb is well served by Local Transport.

North End Road offers extensive Retailing Provisions and is also well know for the popular and busy North End Road Street Market (Monday to Saturday).

The Property is Located in a Prime Trading Position within North End Road in a High Footfall Location with adjoining and nearby Retailers including Iceland, Specsavers, Poundland, Subway, etc. As Per Plan Over.

DESCRIPTION/ACCOMMODATION

Arranged on Ground and Basement Levels, the Premises form part of a Multi-Storey Terraced Block.

The Ground Sales Area is Fully Fitted Out with a Modern Shop Front, Plastered / Lined Walls, Lighting Throughout – Ready to Trade.

Gross Frontage	22'
Internal Width	20' (Max)
Ground Floor Sales	750 sq ft
Basement Ancillary	570 sq ft
WC Accommodation	

TENURE / RENTAL

The Premises are held by way of an Existing FR&I Lease for a Term Expiring 30th June 2023 at a Current Payable of £30,000 p.a.x, fixed to Lease Expiration.

Premium Offers are Invited for the Benefit of the Unexpired Leasehold Interest and In-Situ Fixtures and Fittings.

RATEABLE ASSESSMENT

We are verbally advised that the Retail premises have a Rateable Value of £31,634.00 and rates payable for 2020/2021 of £15,785.36.

A 12 month business rates holiday for all 'eligible' Retail and Leisure Businesses will be applicable from 1st April 2020. For enquiries and to verify this, please contact the Local Authority

LEGAL COSTS

Each Party is to be responsible for all Legal Costs associated with the transaction.

VIEWING

STRICTLY BY APPOINTMENT with the Sole Retained Agents. The Staff are unaware of the impending Disposal and all Enquires / Viewing must be made through Messrs Picton Jones & Co on 0121 643 3232 (Ref. GWC/06/2020.).

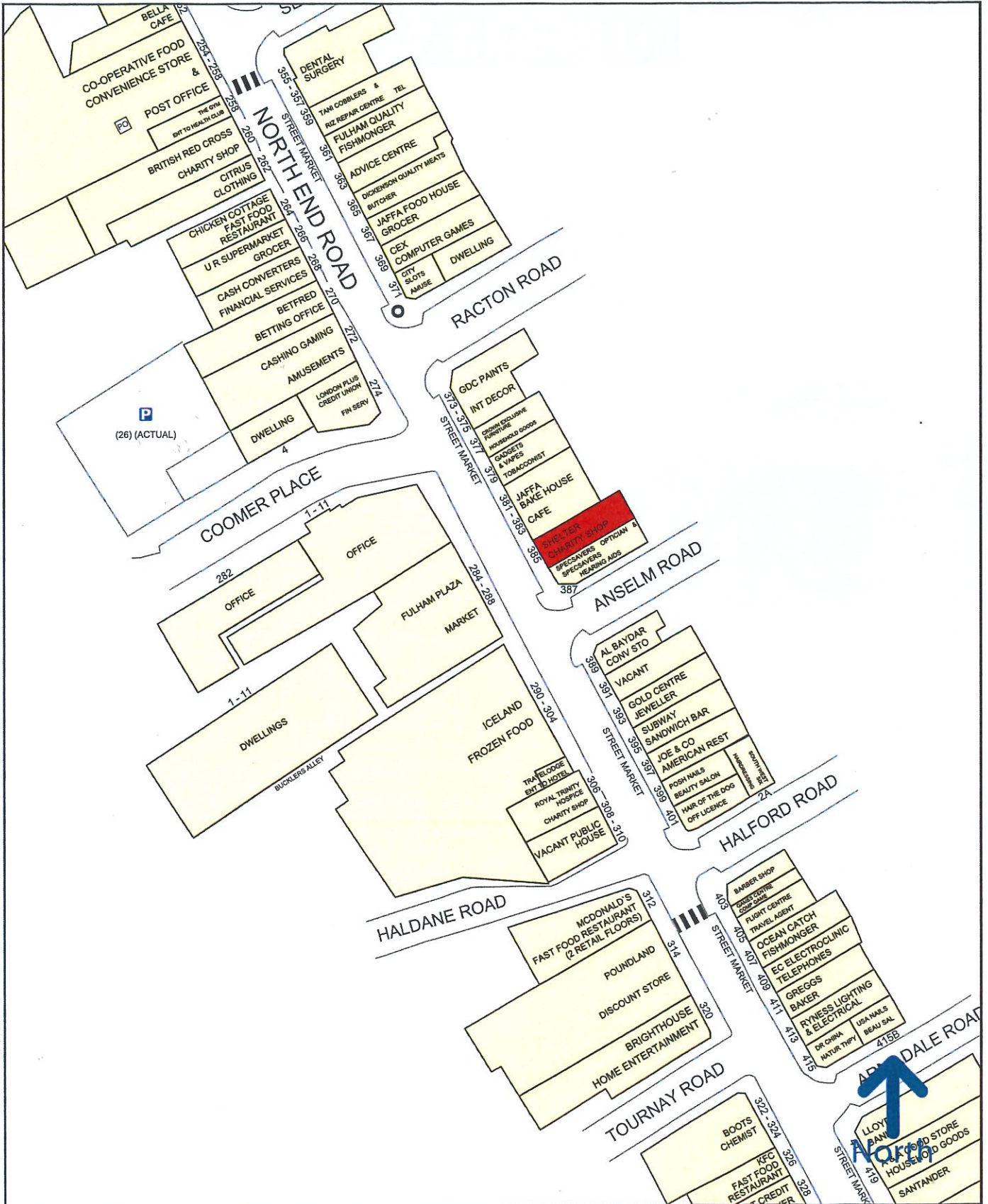
SUBJECT TO CONTRACT

The Agents and Vendors take no responsibility for any error mis-statement or omission in these Details. Measurements are approximate and for guidance only. The Particulars do not constitute an offer or contract and members of the Agent's firms have no authority to make any representation or warranty in relation to the Property



TALBOT HOUSE, 14, DIGBETH, BIRMINGHAM, B5 6BH. FAX: 0121 643 6216

Email: enquiries@picton-jones.co.uk



50 metres

Experian Goad Plan C created: 19/05/2020
Created By: Picton Jones



Copyright and confidentiality Experian, 2020. © Crown copyright and database rights 2020. OS 100019885

For more information on our products and services:
www.experian.co.uk/goad | goad.sales@uk.experian.com | 0845 601 6011