



Picton Jones & Co

0121 643 3232

TO LET
LOCK-UP SHOP PREMISES
124 STREATHAM HIGH ROAD
STREATHAM
LONDON, SW16 1EW



- **PROMINENT AND BUSY TRADING LOCATION FRONTING STREATHAM HIGH ROAD (A23)**
- **FULLY FITTED OUT – READY TO TRADE**
- **COMPETITIVE TERMS**

SITUATION/LOCATION

Streatham is a busy South West Suburb of London, with numerous Bus Route serving the Area with both Streatham Mainline Station and Streatham Hill Station effectively located a short walk from the Subject Property.

The Property occupies a Prominent Trading Location, fronting the busy Streatham High Road (A23) with nearby and adjoining Retailers including Savers, Yorkshire Building Society, Carpetright, Poundland, etc. Per Plan Over.

DESCRIPTION/ACCOMMODATION

The Unit comprises a Ground Floor Lock-Up, forming part of a Multi-Storey Terrace Block.

Fully Fitted Out, the Ground Floor Shop has a Modern Shop Front, Plastered / Lined Walls, Lighting Throughout – Ready to Trade.

Gross Frontage	19'
Internal Width	17'
Ground Floor Sales	696 sq ft
WC Accommodation	

TENURE / RENTAL

The Premises are held by way of an Existing FR&I Lease for a Term Expiring 10th December 2021, at a Current Rent Payable of £26,300 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 £22,750.00 and rates payable for 2020/2021 of £10,214.75.

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 Viewing is Strictly through Appointment with the Sole Retained Agents Messrs Picton Jones & Co on 0121 643 3232 (Ref. GWC/06/2020)

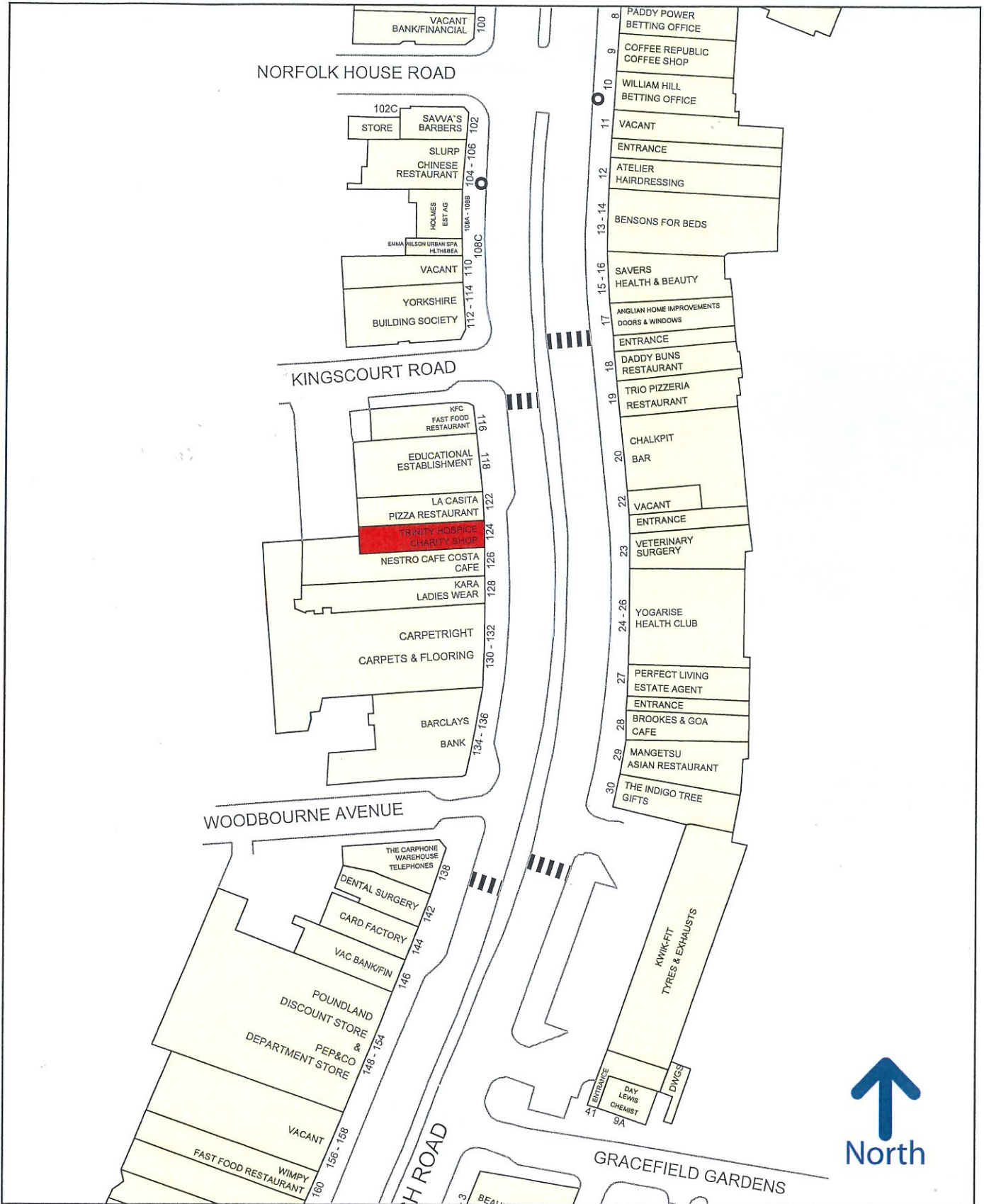
SUBJECT TO CONTRACT

The Agents and Vendors take no responsibility for any error or 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



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Experian Goad Plan Created: 07/07/2020
 Created By: Picton Jones

50 metres



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