

RAPLEYS

TO LET Retail Premises

rapleys.com
0370 777 6292

Unit 3, The Regal Centre, North End Road
Fulham, London SW6 1LU

CONTACT **Will Primrose**
07879 417824 | will.primrose@rapleys.com
Russell Smith
07990 550460 | russell.smith@rapleys.com



A1/A2 planning consent

215.37 sq m (2,317 sq ft)

Prominent location within
Fulham Broadway

Available immediately



TO LET

Retail Premises

rapleys.com
0370 777 6292

Unit 3, The Regal Centre, North End Road
Fulham, London SW6 1LU

CONTACT **Will Primrose**
07879 417824 | will.primrose@rapleys.com

Russell Smith
07990 550460 | russell.smith@rapleys.com

Location

North End Road is approximately 3.8 miles from Charing Cross and the nearest terminal station is London Victoria approximately 2.9 miles. The property is prominently located on the junction of North End Road and Dawes Road within the London Borough of Hammersmith and Fulham, south west London.

The property is situated in a vibrant retail and leisure location and Fulham is a highly sought after residential neighbourhood.

Other occupiers in the immediate vicinity include **Waitrose, Caff  Nero, Mountain Warehouse, McDonalds** and **Whole Foods Market**. The nearby Fulham Broadway Retail Centre is home to **Nandos, Starbucks, Wagamama, Sainsbury's** and **Vue Cinema**.

Description

The property is a ground floor retail unit of masonry construction. The premises is a rectangular shape and benefits from dual visibility from North End Road and Dawes Road. The property benefits from a wide pavement from the frontage onto North End Road and rear servicing.

Accommodation

The property comprises the following approximate floor areas:

	Sq m	Sq ft
Ground floor sales	151.41	1,629
WC/kitchen/office	63.96	688
Total	215.37	2,317

Note: The above areas have been calculated in accordance with the RICS Code of Measuring Practice on an approximate net internal basis and must be verified by interested parties. Unless otherwise stated, the site areas/dimensions are scaled from the Promap Mapping System and must be verified by interested parties.



TO LET

Retail Premises

rapleys.com
0370 777 6292

Unit 3, The Regal Centre, North End Road
Fulham, London SW6 1LU

CONTACT **Will Primrose**
07879 417824 | will.primrose@rapleys.com

Russell Smith
07990 550460 | russell.smith@rapleys.com

Tenure

The property is available on a new full repairing and insuring lease for a term to be agreed.

Rent

Rental price available on application.

Rating

We are advised that the Rateable Value for the property is £67,000 and the UBR for 2018/19 is 49.3p in the £. Interested parties are advised to make their own enquiries to the local authority regarding the rates liability and any reliefs that may be available. Further information is also available on www.2010.voa.gov.uk

Energy Performance

Energy Performance Asset Rating: B.

VAT

All figures quoted are exclusive of Value Added Tax which will be charged at the prevailing rate.

Viewing

Viewings to be arranged through the sole agent.

Rapleys LLP is registered as a Limited Liability Partnership in England and Wales. Registration No: OC308311. Registered Office at Falcon Road, Hinchbrook Business Park, Huntingdon, PE29 6FG. Regulated by RICS.

Any maps are for identification purposes only and should not be relied upon for accuracy. © Crown Copyright and database rights 2018 Licence No. 100004619.

Misrepresentation Act: These particulars are produced in good faith and believed to be correct. Neither Rapleys, their joint agents (where applicable) or their client guarantees their accuracy and they are not intended to form any part of a contract. No person in the employment of Rapleys or their joint agents has authority to give any representation or warranty in respect of this property. All prices or rents are quoted exclusive of VAT. These particulars were produced in August 2018.

