

TO LET Retail Unit London Victoria

14 Strutton Ground
London, SW1P 2HP

Key information

- Busy pedestrianised Street
- White boxed unit
- Planning Use Class E
- Size – 1,163 sq ft
- Quoting rent £50,000 per annum



Contact

Ella Traynor – 07958 028 582
ella.traynor@rapleys.com

Lewis Sinclair – 07908 227 966
lewis.sinclair@rapleys.com

Location

Strutton Ground is located between Westminster and Victoria. It benefits from strong transport connections with St James's Park and Victoria tube stations within a 10 minute walk.

The subject property is prominently positioned on Strutton Ground. Nearby occupiers include **Tesco, William Hill, Subway and Oxfam**. Strutton Ground benefits from a daily market drawing high footfall.

Accommodation

The premises are arranged over ground, and basement floors providing the following approximate internal floor areas:-

	Sq m	Sq ft
Ground	70.70	761
Basement	9.48	402
Total	80.18	1,163

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.

Energy Performance Rating

Energy Performance Asset Rating C – 66. Please make contact for further details. A certificate can be made available.

Planning

The premises falls within Class E of the Town & Country Planning (Use Classes) Order 2020.

Interested parties should carry out their own due diligence in this regard.

Terms

Available by way of a new lease with terms to be agreed.

Quoting Rent

£50,000 per annum

Business Rates

We are advised that the Business Rates are as follows:

Business Rates	£41,500
UBR	£0.382
Rates Payable	£15,853

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 at www.gov.uk/calculate-your-business-rates

Legal Costs

Each party is to be responsible for their own legal costs incurred in the transaction.

VAT

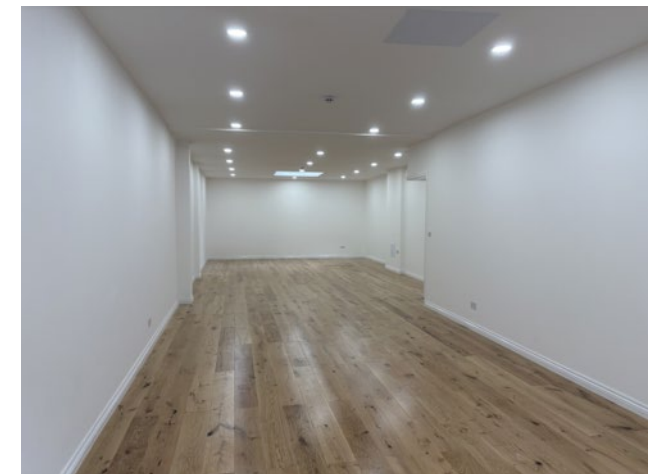
All figures quoted are exclusive of Value Added Tax which will be charged at the prevailing rate.

Identity Checks/AML

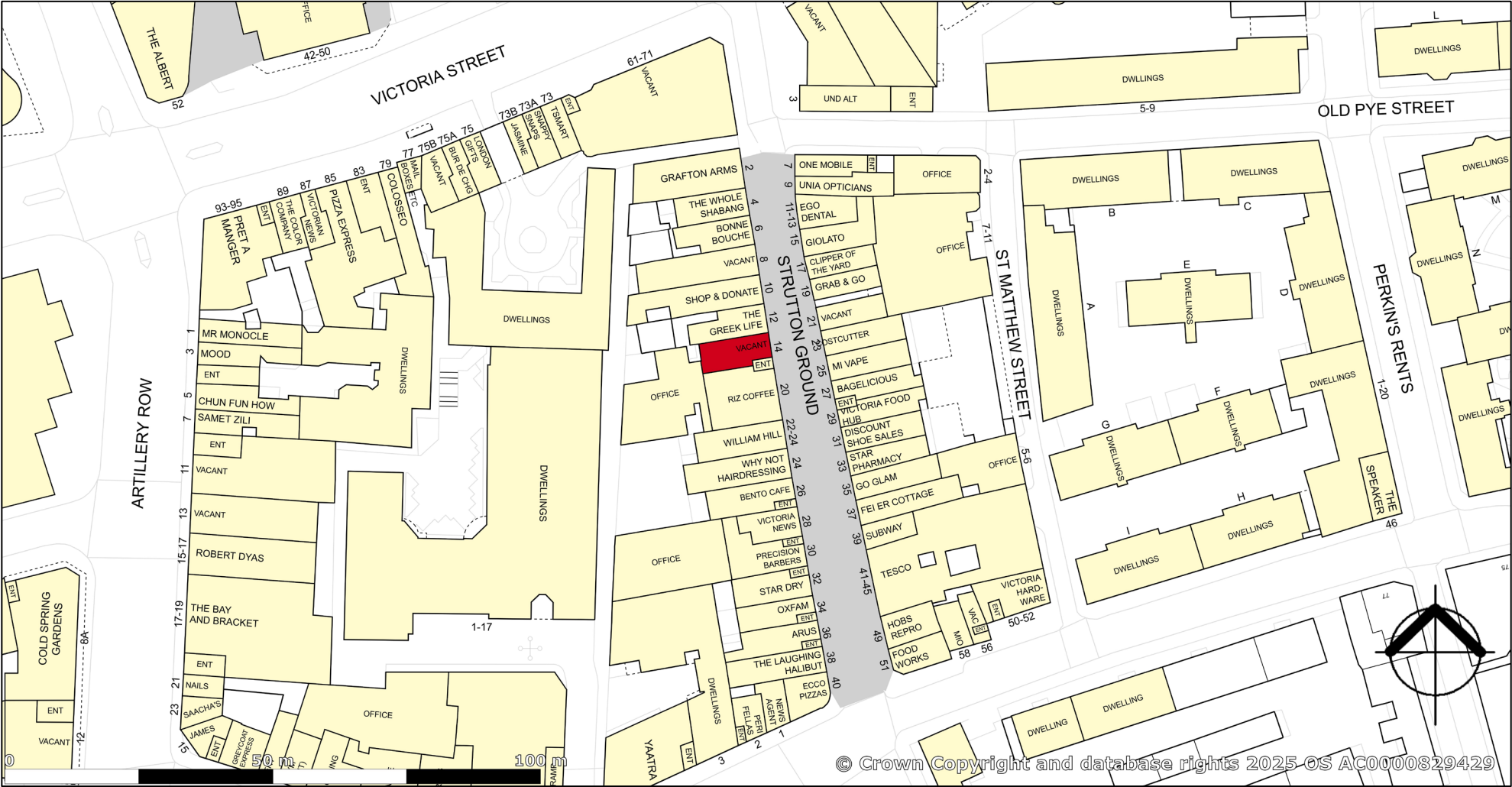
The Money Laundering Regulations require us to conduct checks upon all Prospective Parties. Prospective Parties will need to provide proof of identity and residence. For a Company, any person owning more than 25% must provide the same.

Viewing

All viewings must be via the sole agent.



Location Plan



© Crown Copyright and database rights 2025 OS AC0000829429

For further details contact:

Ella Traynor
07958 028582
ella.traynor@rapleys.com



Lewis Sinclair
07908 227 966
lewis.sinclair@rapleys.com



Rapleys LLP is registered as a Limited Liability Partnership in England and Wales. Registration No: OC308311. Registered Office at Unit 4, Incubator One, Alconbury Weald, Huntingdon, Cambridgeshire PE28 4XA. 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 updated on August 2026.

rapleys.com
0370 777 6292

CREATIVE | PROACTIVE | CONNECTED

RAPLEYS