

**285 Fulham Road, Chelsea
London, SW10**

Prime Chelsea Retail Unit



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Location

The premises are located on the southern side of the Fulham Road, in the parade between Elm Park Gardens and Beaufort Street.

Nearby occupiers include Picturehouse, Oree, M&S Simply Food, Sainsbury's, Joe & The Juice, Natoora and Sophie's Steakhouse.

Accommodation (NIA)

The premises is arranged over ground floor only:

Description	sq ft	sq m
Ground Floor	600	55.74
Total	600	55.74

Rent

£52,500 per annum

Tenure

The premises are available by way of a new lease for a term of 10 years. The lease will be contracted outside the 1954 Landlord & Tenant Act (Part II) as amended.

The lease will be subject to annual RPI increases.

Planning

Class E

Business Rates

The proposed rateable value from 1st April 2023 will be £45,750

Interested parties are advised to make their own enquires with RBKC's rating department.

EPC

Available upon request.



Legal Costs

Each party to bear their own legal and professional fees.

Further Information and Viewing

Viewings are by appointment only via joint sole agents:

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