

SLOANE STANLEY



TO LET

281 Kings Road, Chelsea, London, SW3 5ES

PRIME CHELSEA RETAIL PREMISES ON THE PRESTIGIOUS
KINGS ROAD

SLOANESTANLEY.COM

THE PROPERTY

281 Kings Road is located on the southern side of the King's Road, in the parade between Old Church Street and The Vale.

Nearby occupiers include 28-50, The Ivy Asia, JKS's Cadogan Arms, The Big Easy, Raffles, The Ivy Chelsea, OKA, Bluebird and Joe & The Juice.



ACCOMMODATION

The premises is arranged over ground floor and basement level. The approximate net internal areas as follows:

GROUND FLOOR	681 sq ft	63.27 sq. m
BASEMENT	458 sq ft	42.55 sq. m
TOTAL	1,139 sq ft	105.82 sq. m

GUIDE RENT

£57,000 per annum exclusive subject to contract

LEASE

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.

RATES

The rateable value of the premises is £36,250 from 1 April 2023.

Interested parties are advised to make their own enquiries with RBKC rates department.

LEGAL COSTS

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

EPC

Available on request.

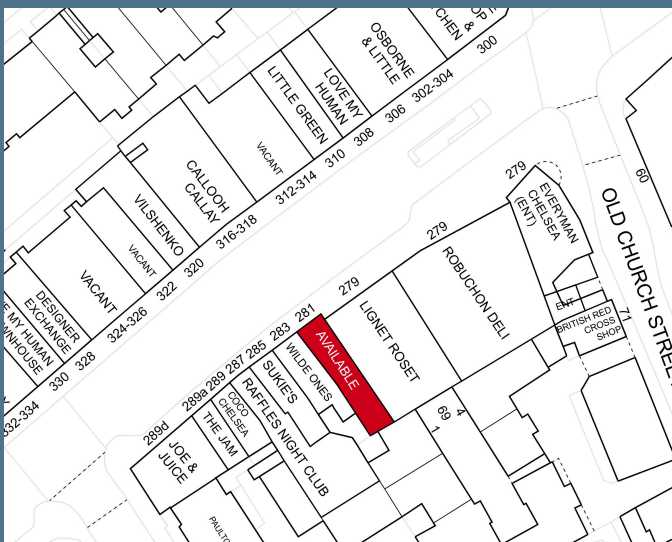
VIEWINGS

Strictly by appointment by joint agents Levy Real Estate and Miles Commercial.

SLOANE STANLEY

The Sloane Stanley Estate has been part of Chelsea for over 300 years, starting with the purchase of land in 1717. We remain a family business today owning and managing over 250 shops and flats.

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