

Retail premises

To let

80 Inner Park Road, London, SW19 6DA



Quoting Rent
£12,500 per annum



Size
460 sq ft ITZA



Planning
Class E

Get more information

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Description

The property is situated in the London Borough of Wandsworth in the middle of a parade of 8 retail units on Inner Park Road. Other retailers in the parade include a pharmacy, bakery, and beautician.

The primary access is provided via the nearby A219 with Wandsworth & Putney to the north and Wimbledon to the south.

The subject property comprises ground floor retail space below a residential block with retail space, office/storage room, & WC.

Accommodation

The premises are arranged over the ground floor providing the following approximate ITZA floor areas:

Floor	Area (sq ft)	Area (sq m)
ITZA	460	42.7

Rent

In the region of £12,500 per annum.

Rent Deposit

A 6-month rent deposit will be required.

Lease Terms

A new lease is being offered for a term to be agreed, subject to upward only 5 yearly rent reviews. The new lease will be contracted outside of Sections 24-28 of the Landlord & Tenant Act 1954.

Planning Consent

Previously used as a hairdresser within Class E of the Town and Country Planning Order 1987, this property is likely to be suitable for continued use as a hairdresser or other Class E use. Planning consent will be required for a change of use to another use class order.

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

Specification

- Large open retail space.
- Separate office/storage room.
- W/C.

Business Rates

Interested parties should make their own enquiries with the Local Authority to confirm rates due.

EPC

The EPC is rated D and is available on request.

Legal Costs

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

Service Charge

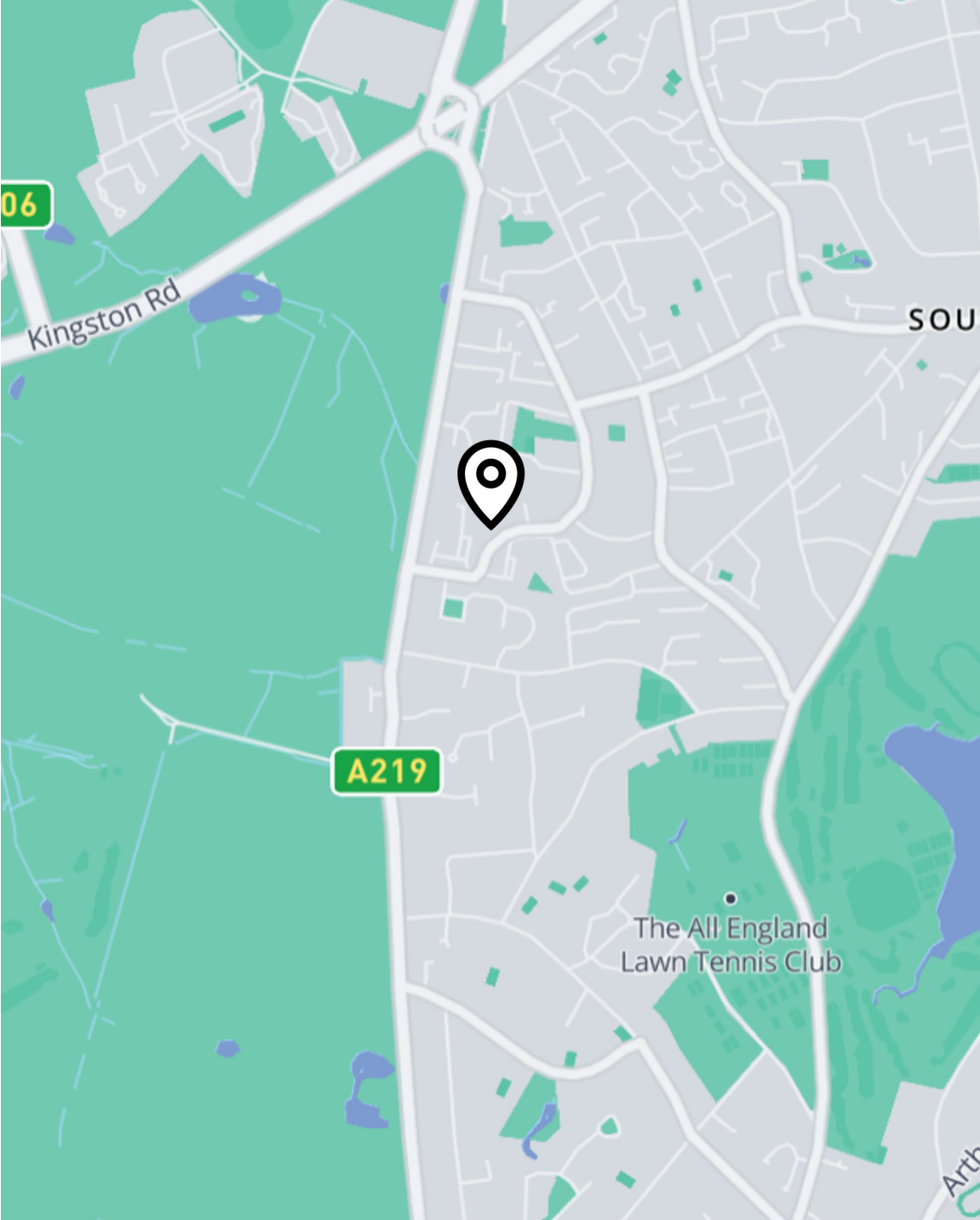
TBC.

VAT

All prices, premiums, rents, etc are quoted exclusive of VAT at the prevailing rate.

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2. Identification and verification of ultimate beneficial owners.
3. Satisfactory proof of the source of funds for the Buyers / funders / lessee.

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