

SHOP TO LET

RICHMOND

23/24 GEORGE STREET



Description

The property is located in the centre of Richmond on the southern side of George Street. It is directly opposite **Boots** and **Ole & Steen** and other retailers in the immediate vicinity include **H&M**, **Tesco**, **NatWest** and **Anthropologie**.

Subject to planning, the unit could be suitable for A3 use.

Richmond Rail and Underground Station is within easy walking distance.

Please refer to the attached copy of the street traders plan for further details.

Accommodation

The premises are arranged over ground floor only, comprising the following areas and dimensions:

Ground Floor Sales 3,172 sq. ft. (294.67 sq. m)

Lease

The unit is available on a new full repairing and insuring lease for a term by arrangement.

Rent

£150,000

per annum exclusive.

Business Rates

We have been informed by the Valuation Office Agency of the following rating information:

Rateable Value	£199,000
UBR (20/21)	0.512p

All parties are to advised to make their own enquires to the relevant authority.

EPC

An EPC has been commissioned. A full report is available upon request.

Legal Costs

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

Viewing

Viewing is strictly by appointment through joint agents, **Green & Partners**, contacting:

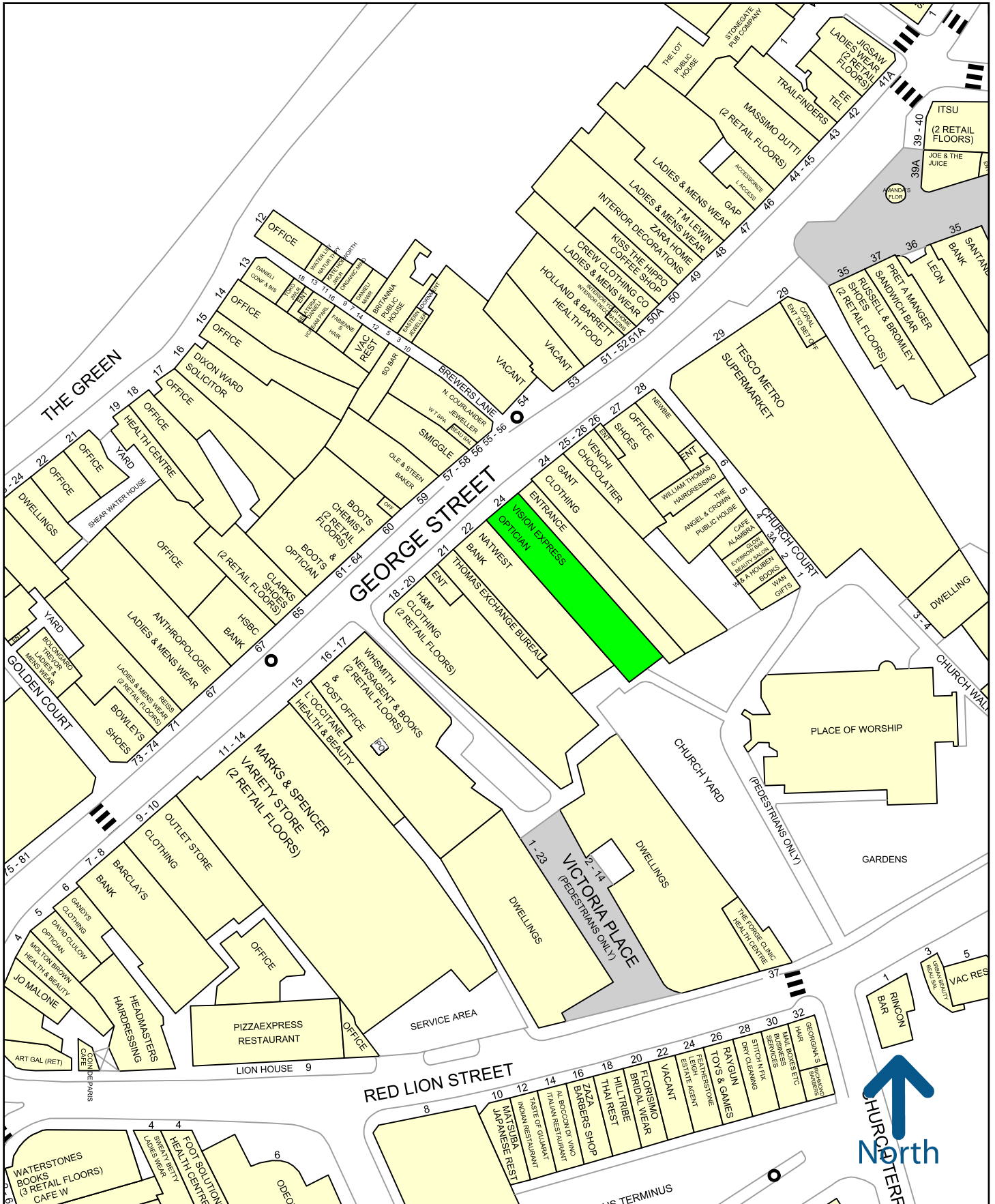
Mike Willoughby 020 7659 4827
mike.willoughby@greenpartners.co.uk

Harry Silcock 020 7659 4839
harry.silcock@greenpartners.co.uk

Or, **Robinson Webster**, contacting:

Ian Webster 020 7190 9802
ian@robinsonwebster.co.uk

Subject to Contract



Experian Goad Plan Created: 08/07/2020

Created By: Green and Partners



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