

BOUTIQUE SHOP TO LET

# LONDON W1 – 47 DORSET STREET

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ALL ABOUT LONDON



## Location

The unit is located on Dorset Street, in close proximity to Baker Street and Chiltern Street.

The area benefits from a variety of boutique fashion brands and renowned restaurants such as Galvin Bistrot de Luxe Restaurant and the Chiltern Firehouse.

## Accommodation

The premise comprises the following approximate net internal floor areas:-

**Ground Floor:**  
549 ft<sup>2</sup>      51.0 m<sup>2</sup>

**Basement:**  
693 ft<sup>2</sup>      64.4 m<sup>2</sup>

**Total:**  
1,242 ft<sup>2</sup>      115.4 m<sup>2</sup>

## Lease

The premise is offered by way of new effective full repairing and insuring lease for a term to be agreed.

The lease will be contracted outside of the security of tenure of the Landlord and Tenant Act 1954, subject to five yearly upward only rent reviews.

## Rates payable

Subject to confirmation due to redevelopment.

Further details are available from [www.voa.gov.uk](http://www.voa.gov.uk)

## EPC

Available upon request.

## Legal costs

Each party to bear its own costs.

Nearby occupiers



ENGLISH CUT  
LONDON

NordicBakery



GALVIN  
RESTAURANTS

CIRE TRVDON  
.1643.

## Rent

Available upon request.



**Contact**

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