

A1 SHOP TO LET
SUBJECT TO VACANT POSSESSION

LONDON W1 – 114 BAKER STREET

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Location

The unit is situated on the eastern side of Baker Street, near to the junction with Marylebone Road. Baker Street underground station is less than 200 metres away.

Lease

Available by way of a new lease for a term to be agreed, subject to 5 yearly upward only rent reviews.

The lease will be contracted outside of the security of tenure and compensation provisions of the Landlord and Tenant Act 1954.

Accommodation

The premises comprise the following approximate net internal floor areas:-

Ground Floor

1,333 sq ft 123.8 m²

Basement

1,269 sq ft 117.9 m²

Total

2,602 sq ft 241.7 m²

Rates payable

Rateable value (2017)
£112,000

Rates Payable (2017/18)
£49,601

All parties are recommended to seek confirmation from www.voa.gov.uk

Timing

Subject to vacant possession.

Rent

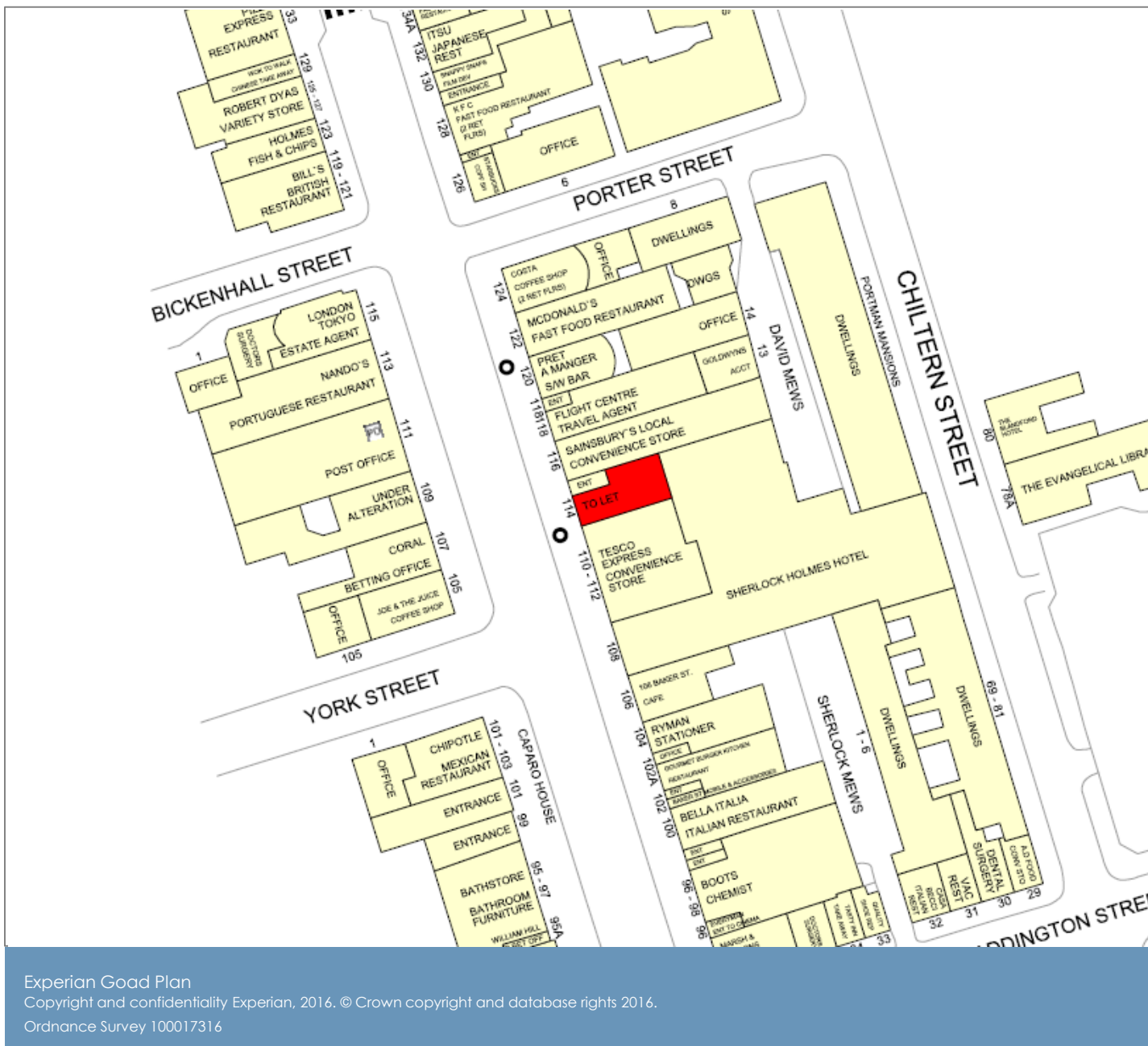
£250,000 per annum exclusive of rates, service charge and VAT (if applicable).

EPC

Available upon request.

Nearby retailers





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 Ordnance Survey 100017316

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