

# BREWERY WHARF

LONDON ROAD, TWICKENHAM TW1 1AA

**St James**  
Designed for life

**RESTAURANT UNITS TO LET**

3,100 - 3,255 sq ft.

FOR SALE / TO LET



# BREWERY WHARF

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Set within the Borough of Richmond upon Thames, Brewery Wharf is a new development located opposite Twickenham Station and comprises 82 luxury apartments and 28 gated houses, 2 restaurants, public piazza and a cultural venue. Best known for world famous Twickenham Stadium, this area is much sought after due to its excellent schools, beautiful riverside walks, historical landmarks, museums, and green open spaces.



# BREWERY WHARF

## LONDON ROAD, TWICKENHAM TW1 1AA

Brewery Wharf is located on the site of the former Royal Mail Sorting Office on London Road and opposite Twickenham Main Line Station which saw 5.6 million passengers in 2013. At ground floor level will be two restaurants units both with the benefit of external seating areas onto the piazza.

### Accommodation:

Unit 1 3,147 sq ft  
Unit 2 3,047 sq ft

With potential for outside seating on the piazza.

### Lease:

Available by way of a new Full Repairing and Insuring Lease for a term of 15 or 25 years. The following clause would be included within the lease agreements for the commercial occupiers: 'You will encourage the employment of local people by working with local employment agencies and monitoring levels of local people working within the commercial unit'. 'Any vacancies should be advertised on a local information board'

### Rent:

Upon Application

### Timing:

Intended hand over is due the 1st quarter of 2016.

### Contact:

For further information please contact Joint Agents:

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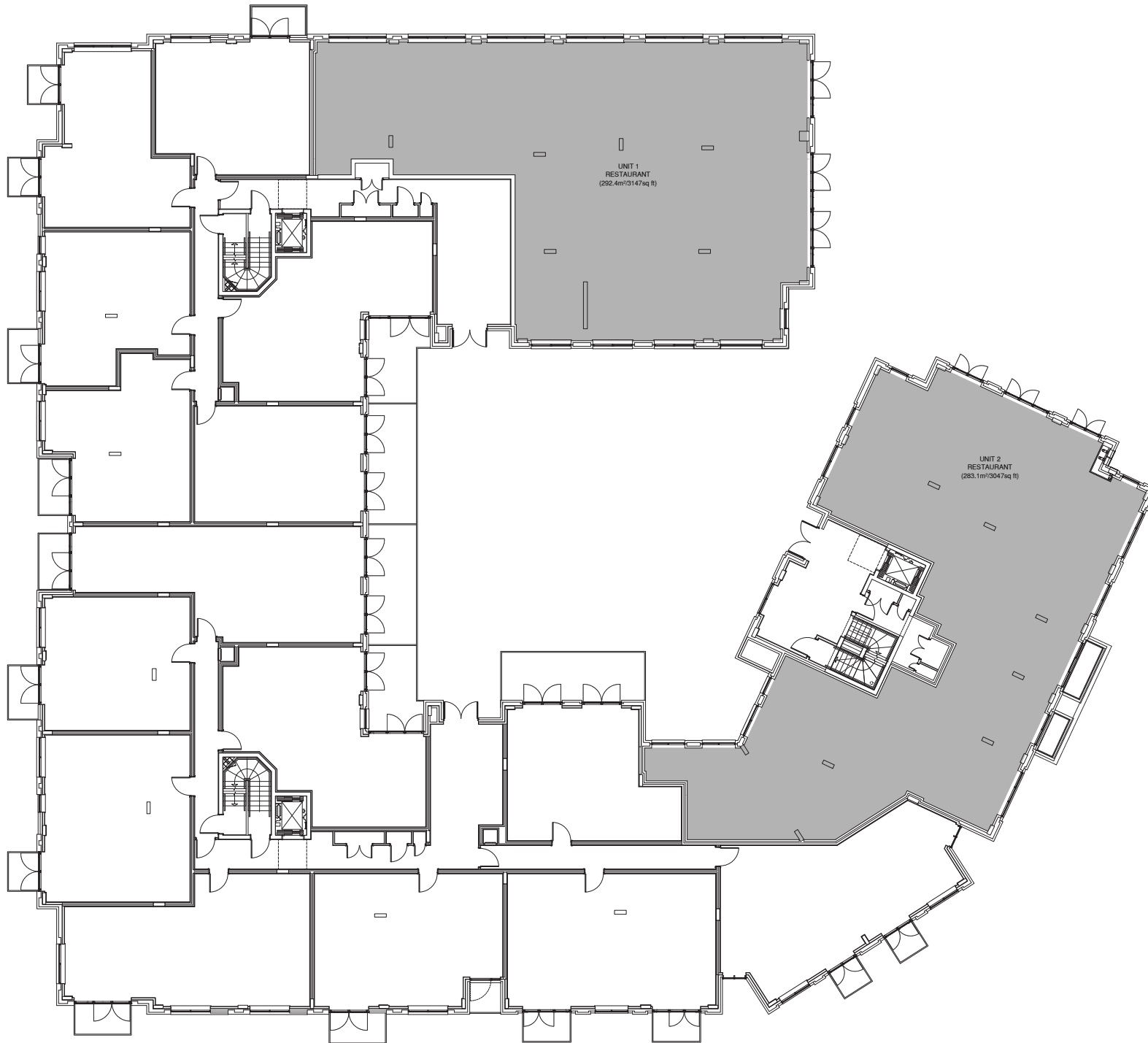
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Property Misdescriptions Act 1991/Misdescriptions Act 1967

These particulars do not form any part of a contract or Offer. The details contained are issued without responsibility on the part of the firm or their clients and therefore are not to be relied upon as statements of facts. Any intending purchaser must satisfy himself as to the correctness of each statement. The vendor does not make or give, and neither the firm nor any of their employees have any authority to make or give, any representation or warranty whatever in relation to this property.



This scheme is subject to town planning and all other necessary consents. Dimensions, areas and levels where given are only approximate and subject to site survey.

All dimensions are to be checked on site. Any discrepancies are to be reported to the architect before work commences. Figured dimensions only are to be taken from this drawing.

This drawing is to be read in conjunction with all relevant consultants' and/or specialists' drawings/documents and any discrepancies or variations are to be notified to the architect

notes

Drawing replaces previously issued drawing 12.035-DS-1151

Revision

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**BREWERY WHARF  
TWICKENHAM**

**APARTMENT BLOCK  
-  
RETAIL UNITS PLAN**

scale 1:100 @ A1 date January '14

chkd app'd for issue

drawing number  
**12.035-RET-001**

