MARTIN CAMPBELL

COMMERCIAL PROPERTY CONSULTANTS

RETAIL TO LET

66 MORTLAKE HIGH STREET, EAST SHEEN, SW14 8HR

SUMMARY

- **1,340 sq ft (124.54 sq m)**
- **Main Road Location**
- **To Let**
- **Rent: £19,500 per annum excl.**
- **A new Full Repairing and Insuring is available on terms to be agreed.**

AMENITIES

- **Class E Use**
- **Close to Mortlake Station**
- **Good Storage Areas**
- **Rear Service Road**

020 8940 2266
6 Duke Street Richmond TW9 1HP

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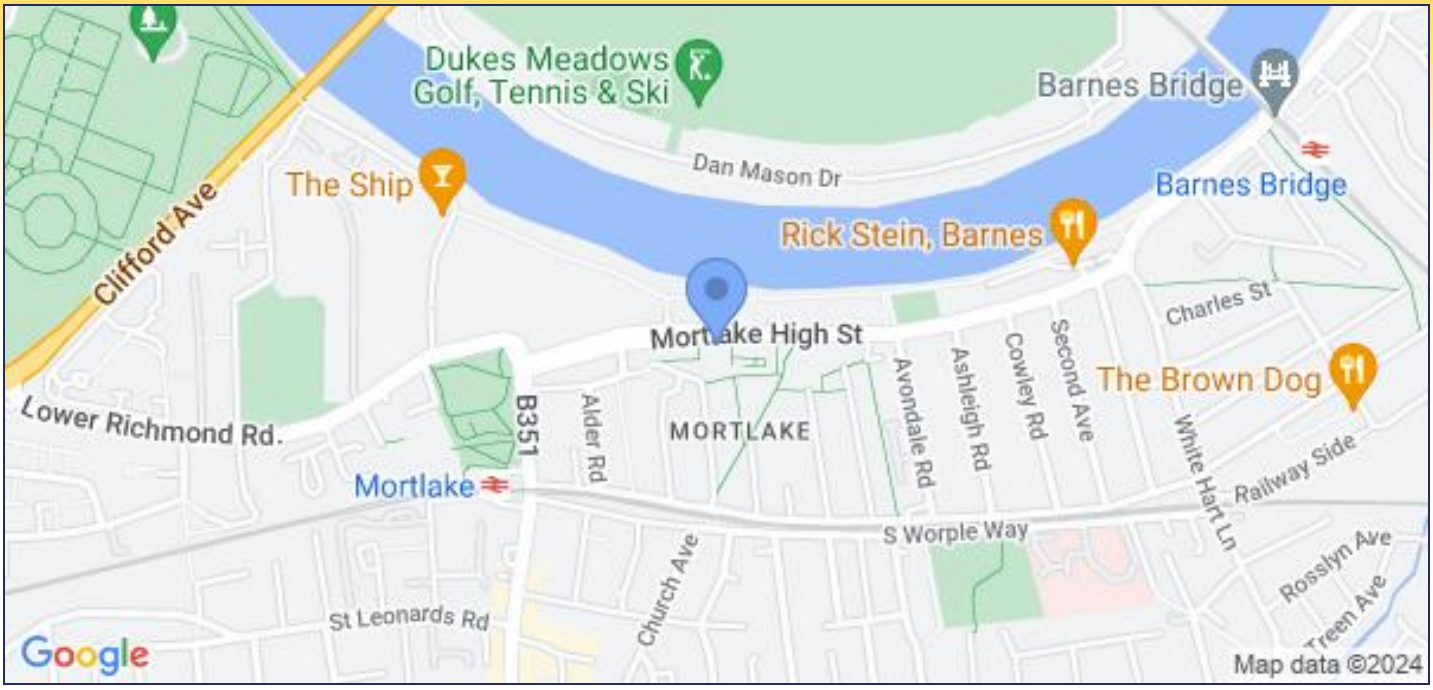

LOCATION

Mortlake High Street is a busy thoroughfare linking Lower Richmond Road with Barnes High Street. Mortlake Rail Station is within a few minutes walk and provides direct service to London Waterloo, Clapham Junction and Richmond. A number of local bus routes pass by the premises.

DESCRIPTION

The property forms part of a local parade of shops. The premises, all on ground floor, provides a regular shaped unit with the benefit of storage area and garage, accessed from the rear service road. The unit has the benefit of high ceilings and good display windows.

ACCOMMODATION

FLOOR	SIZE
Ground Floor	1,340 sq ft (124.54 sq m)
Total	**1,340 sq ft (125 sq m)**

LEASE / TERM

A new Full Repairing and Insuring is available on terms to be agreed.

RENT

£19,500 per annum excl.

RATES

We understand from the VOA website that the premises has a Rateable Value of £11,250. A tenant may be eligible for rates exemption but will need to make their own enquiries.

VAT

VAT is not applicable

EPC RATING

TBC

LEGAL COSTS

Each party to be responsible for their own legal costs.

VIEWING

Viewing strictly by prior appointment with the agent:

David Keates
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Property Ref: 4721. Date: 2024