

341 UPPER RICHMOND ROAD WEST, EAST SHEEN, SW14 8QN

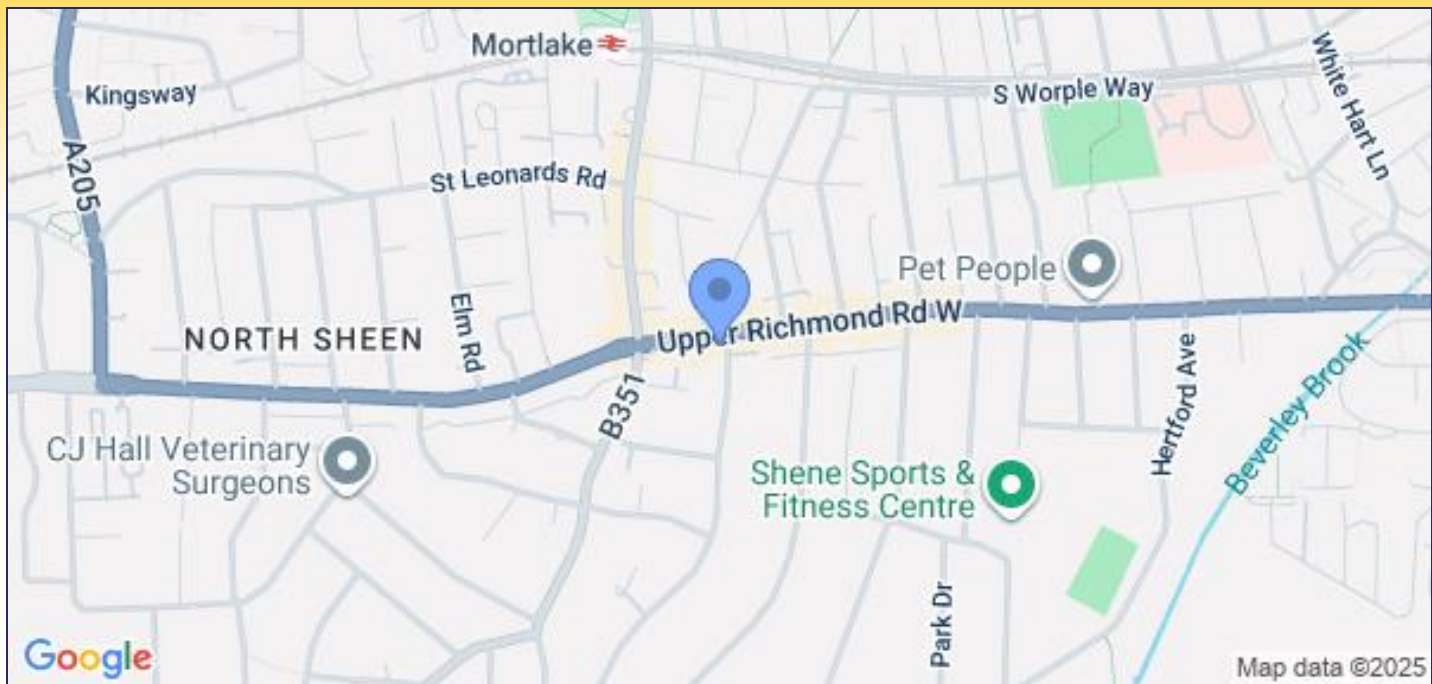


SUMMARY

- **1,314 sq ft (122.12 sq m)**
- **Prominent Corner Site close to prime pitch**
- **Suitable for alternative uses**
- **For Sale or To Let**
- **Price: Upon application**
- **Rent: £50,000**
- **By way of a new lease or on a long leasehold**

AMENITIES

- **Close to prime retail pitch**
- **Excellent for public transport**
- **Grand return frontage**
- **High ceilings and good natural light**
- **Self-contained and suitable for a variety of uses**



LOCATION

East Sheen is an affluent south-west London suburb situated between Richmond and Putney. The majority of East Sheen's retail offer is spread along the Upper Richmond Road and there is a good mix of local and national retailers, such as WH Smith, Boots, Superdug and various banks, charity shops and estate agents.

DESCRIPTION

Brand new commercial space in a prominent building that was formerly a bank. The unit benefits from a return frontage, high ceilings and full height windows designed to be in keeping with the property and streetscape. The property is highly suited to a retail user (particularly A2), but it would also suit a variety of other uses subject to the appropriate planning consents.

ACCOMMODATION

The scheme provides ground floor commercial space with ancillary basement space accessed via an internal staircase.

| FLOOR | SIZE |
|--------------|-------------------------------|
| Ground Floor | 840 sq ft (78.07 sq m) |
| Basement | 474 sq ft (44.05 sq m) |
| Total | 1,314 sq ft (122 sq m) |

LEASE / TERM

By way of a new lease or on a long leasehold

RENT

£50,000

PRICE

Upon application

VAT

EPC RATING

D77

LEGAL COSTS

Each party to bear their own costs.

VIEWING

Viewing strictly by prior appointment with the agent:

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