



**ROBINSON  
WEBSTER**



## LONDON SW6 – UNIT 11 CHELSEA CREEK, IMPERIAL WHARF

PROMINENT CLASS E OPPORTUNITY - CLOSE TO THE KING'S ROAD

### Location

The subject premises are located in a prominent position on Imperial Road within the prestigious Chelsea Creek development by St George at Imperial Wharf. The development comprises 2,500 residential units, a 172 bed Hilton Double Tree and an extensive car park. Imperial Wharf station, serviced by the London Overground, is only a short walk away.

Other retail and leisure units on the development include **Zaem Jamal**, **Element 7**, **Art Ancient** and **KAV**. Other nearby retailers include **Tesco** and **Harris & Hoole**.

### Demise

The property is arranged over ground floor only, providing the following approximate areas:

**Ground Floor:**    **2,225 sq ft**    **206.71 sq m**

### Tenure

A new effective FRI lease for a term of years to be agreed, subject to five yearly upward only rent reviews.

### Rent

On application.

### Rates

Rateable Value:    To be assessed  
Rates Payable (20/21):    To be assessed

Please note that this property may be subject to a business rates holiday for 2020/21. Interested parties are advised to make their own enquiries to Hammersmith & Fulham Council on 020 8748 3020.

### EPC

Available upon request.

### Further Information

For further information or to arrange a viewing please contact:

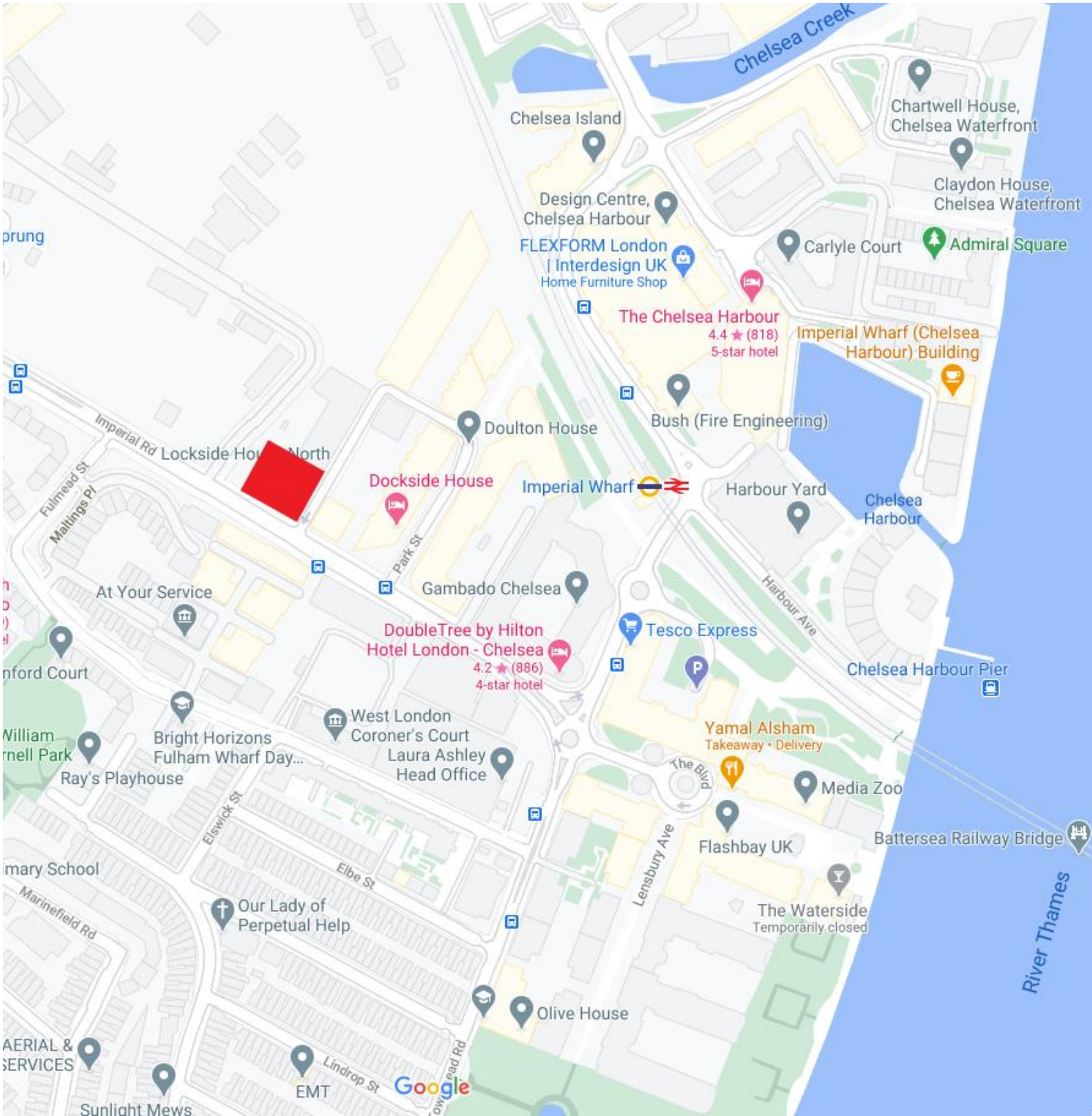
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