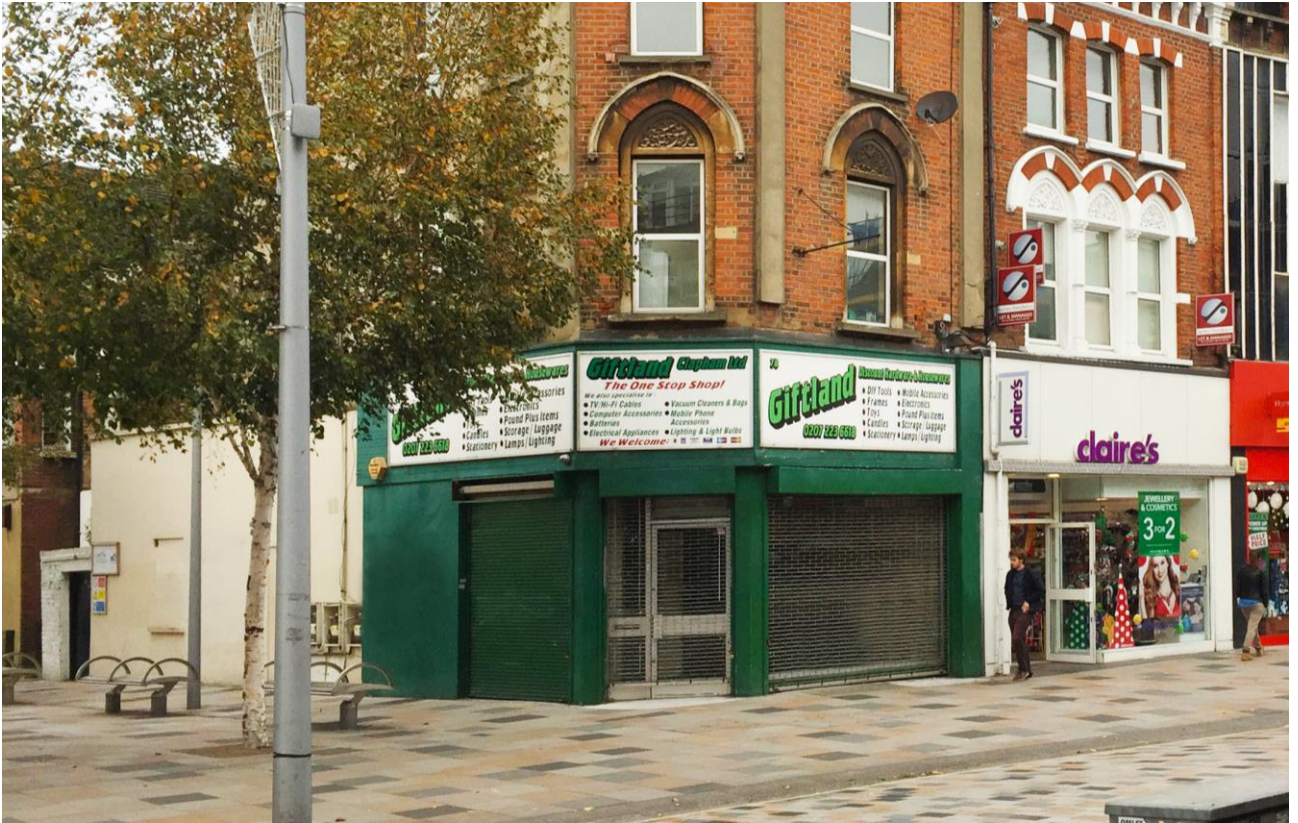




ROBINSON WEBSTER

INDEPENDENT RETAIL PROPERTY ADVISORS



LONDON SW11, 78 ST JOHNS ROAD, CLAPHAM JUNCTION

A1 RETAIL OPPORTUNITY

Location

The subject premises occupy a prominent corner location immediately adjacent to **Claire's**, and within close proximity to **Blacks, Marks & Spencer, Waterstones** and **Natwest**.

Accommodation

The property is arranged over ground and basement and provides the following approximate areas

Ground floor sales: 492 sq ft
Basement: 521 sq ft
Total: 1,013 sq ft

Tenure

A new 10 year FRI lease, subject to an upward only rent review at year 5.

Rent

On application

Rates

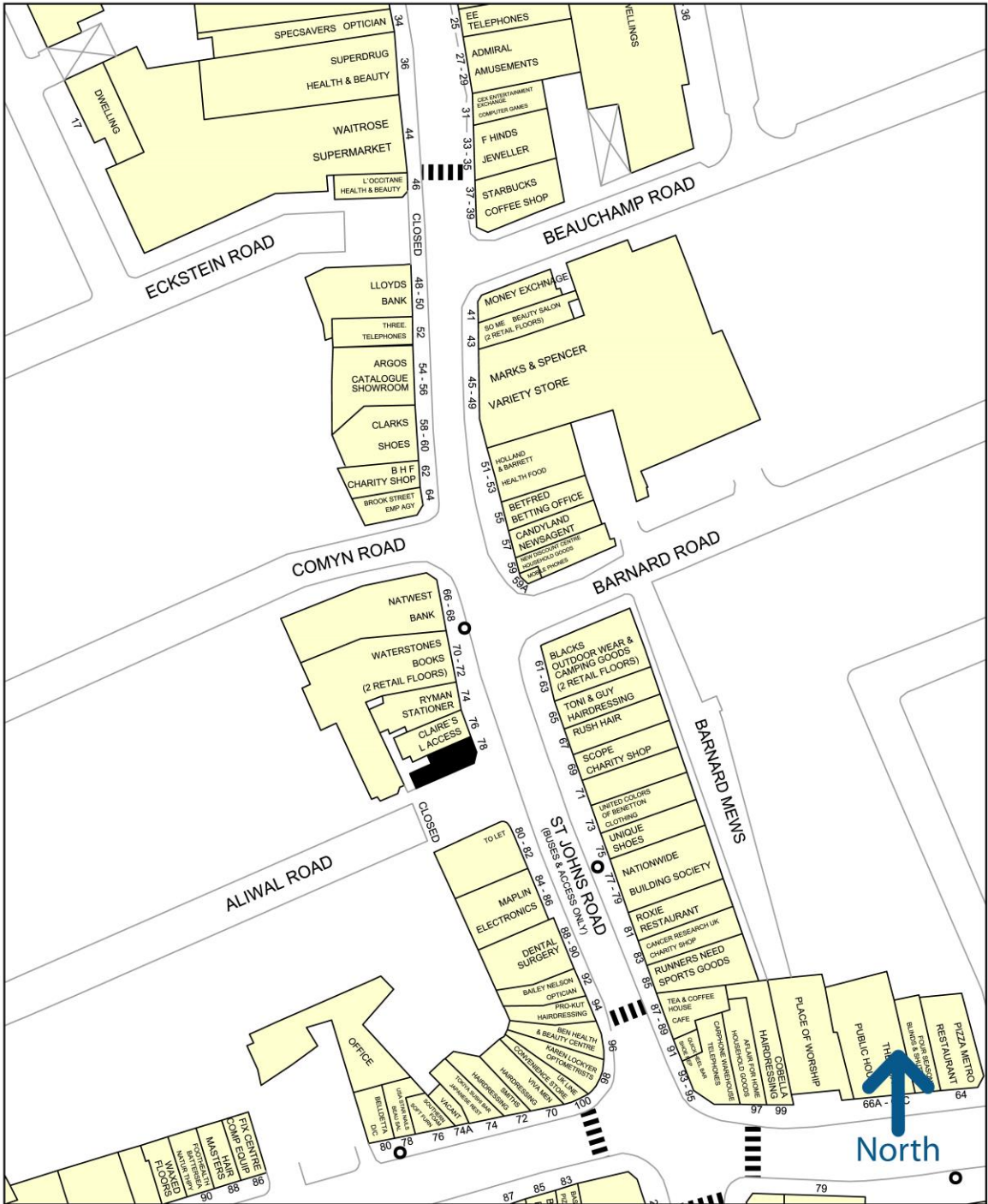
Rateable Value: £53,500
Rates Payable 16/17: £22,078
Interested parties are advised to make their own enquiries.

Viewing and Further Information

Through sole agents, Robinson Webster:

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