



CLASS E SHOP TO LET

Confidential - Staff Unaware

214 WESTBOURNE GROVE
LONDON
W11



Location

Westbourne Grove is located in the heart of Notting Hill and benefits from its highly affluent residential population as well as visitors from further afield.

The unit is located within the prime section of Westbourne Grove. The unit is adjacent to **Daylesford** and **James Perse**, and nearby to **Orlebar Brown**, **The Kooples**, **Reformation**, **Sezane** and the recently opened **Free People**.

Accommodation

The premises are arranged over ground floor only and provide the following areas:

Ground Floor:	489 sq ft
Basement:	629 sq ft
Total:	1,118 sq ft

Tenure

The premises are available on new lease for a term to be agreed, contracted outside of the security of tenure and compensation provisions of the Landlord & Tenant Act 1954 Part 2 (as amended).

Rent

Upon application

Business Rates

Rateable Value: £121,000
Rates Payable 2020/21: £64,372 p.a.

Interested parties are advised to make their own enquiries with the relevant Local Authority.

EPC

Available on request.

Legal Costs

Each party is to be responsible for their own legal costs incurred in this transaction.

Viewing

Viewings strictly through sole agents CWM for the attention of:

Natalie Halfon: 020 7494 6933
natalie.halfon@cwm.co.uk



Experian Goad Plan Created: 04/02/2021
Created By: CWM



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