

A1 RETAIL PREMISES TO LET

2
YEOMAN'S
ROW
LONDON
SW3 2AL

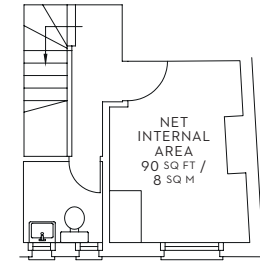
2 YEOMAN'S ROW comprises of 576 sq ft of retail space located just off the Brompton Road in Knightsbridge. The property is in close proximity to the Knightsbridge, Chelsea and South Kensington business areas and nearby a selection of high quality shops and restaurants on Brompton Road. Yeoman's Row is a short walk to Knightsbridge tube station (Piccadilly Line), South Kensington tube station (Piccadilly, Circle and District lines) and local bus stops serve bus routes to central and west London. The property is available on a new lease direct from the landlord.



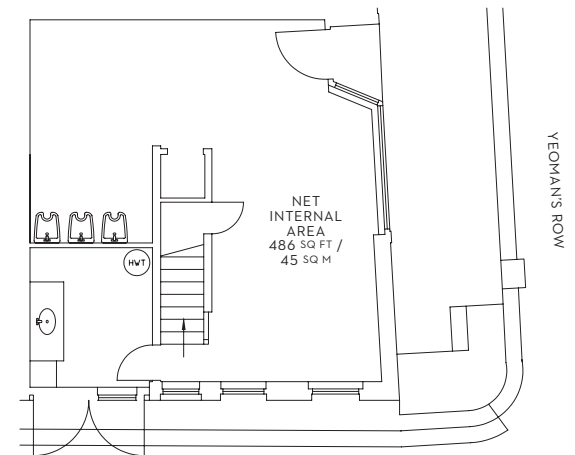
BROMPTON



FIRST FLOOR PLAN



GROUND FLOOR PLAN



EGERTON GARDENS MEWS

2 YEOMAN'S ROW LONDON SW3 2AL

ACCOMODATION

The unit is offered in its current condition and comprises the following gross internal area:

GROUND FLOOR	486 SQ FT / 45 SQ M
FIRST FLOOR	90 SQ FT / 8 SQ M

QUOTING RENT

£30,000 per annum exclusive of service charge, estate charge, insurance and business rates.

PLANNING

The unit benefits from A1 planning consent.

TERMS

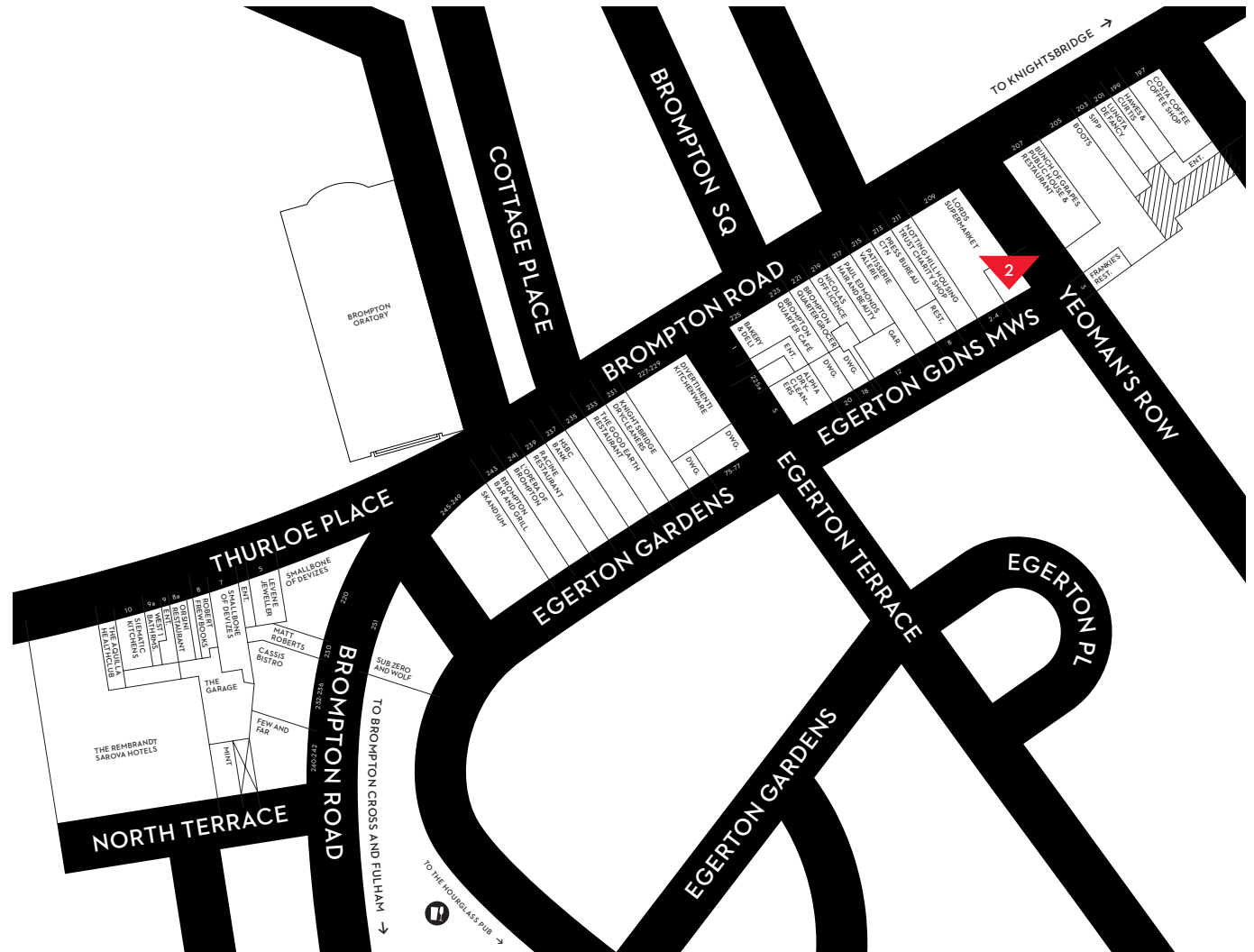
South Kensington Estates are offering a new lease for a term to be agreed. The lease is to be contracted outside of the security of tenure provisions of the Landlord and Tenant Act 1954.

RATEABLE VALUE

Interested parties should make their own enquiries with RBKC Business Rates Solutions.

LEGAL COSTS

Each party is to bear their own legal costs incurred in the transaction.



ENQUIRES & VIEWING

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Whilst every effort has been made to ensure accuracy, no responsibility is taken for any error, omission or misstatement in these particulars which do not constitute an offer or contract.

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