

189 Castelnau, Barnes SW13 9ER

Well-Appointed Retail Premises

TO LET

Area: 358 FT² (33M²) | Rent: £27,500



Availability
Available for
immediate
occupation



Meeting Rooms
Rear meeting room



Natural Light
Good natural light

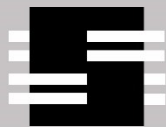


Location
Located between
Barnes and
Hammersmith

LOCATION:

Barnes is a highly affluent area in South West London. Conveniently located equidistant from the M4 via Chiswick and the A3 via Roehampton the town also borders Hammersmith with direct links into Central London. Surrounded by other shops and amenities, the property is situated on Castelnau, approximately a few hundred meters from Hammersmith Bridge.

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DESCRIPTION:

Attractive E Class retail premises comprising two rooms, front and rear, at ground floor level with WC facilities. Suitable for a variety of uses, the unit has been fitted out to a high standard with solid wood floors, exposed brickwork, LED lighting and underfloor heating.

FLOOR AREA:

| FLOOR | AREA SQFT | AREA SQM |
|--------------|-----------------|---------------|
| Ground Floor | 358 | 33 |
| TOTAL | 358 sqft | 33 sqm |

AMENITIES:

- Solid wood floors
- Underfloor heating
- Good natural light
- Exposed brickwork
- LED lighting
- Furniture included if desired

LEASE: A new lease offered, the terms of which are to be agreed.

RENT: £27,500

VAT: Applicable.

SERVICE CHARGE: Upon application.

RATES PAYABLE: The rateable value according to the VOA is: £11,250.

EPC: Available upon request.

LEGAL COSTS: Each party to be responsible for their own legal costs.

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