



PRIME E CLASS SHOP TO LET

220 HIGH STREET, BECKENHAM LONDON BR3 1EN

Location

Beckenham is an affluent south London suburb situated approximately 1.5 miles from Bromley and Crystal Palace, close to the A21. Train services from Beckenham Junction provide regular services to London Waterloo. The premises are situated on the north side of the High Street, between Sainsbury's Superstore and Lidl, where other nearby traders include Pizza Express, Leyland, Zizzi, Costa and Pret a Manger.

Description

The property comprises a ground floor shop, providing the following approximate dimensions and floor areas:

Internal Width (front)	19ft	5.79 m
Shop Depth	88ft	26.82m
Ground Floor	1,445sqft	134 sqm
Rear Parking	1 space	

*Potential to include a self-contained 2-bedroom flat on the first floor.

Lease

The property is available on a new 10 or 15 year full repairing and insuring lease, subject to 5 yearly rent reviews, to be inside the Act.



Rent

£42,500 per annum exclusive.

Premium

Premium offers invited for the benefit of the fixtures and fittings.

Rating

Rateable Value £28,500

Rates Payable (23/24) £14,221

Viewing

To be arranged through JP RETAIL

James Peasnell – james@jpretail.co.uk Mbl: 07967 697918

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