

735 Garratt Lane, London
SW17 0PD

**LEWIS
&CO**

A1 RETAIL FOR SALE / TO LET

(Other uses considered subject to necessary consents)



DESCRIPTION

The premises form a self-contained ground floor showroom/retail unit. The unit is open plan and includes a WC and kitchenette. The current fit out includes tiled floor, spot lighting and security alarm. The premises enjoy a timber frame shop front and forecourt.

ACCOMMODATION

Ground Floor 570 Sq Ft

LOCATION

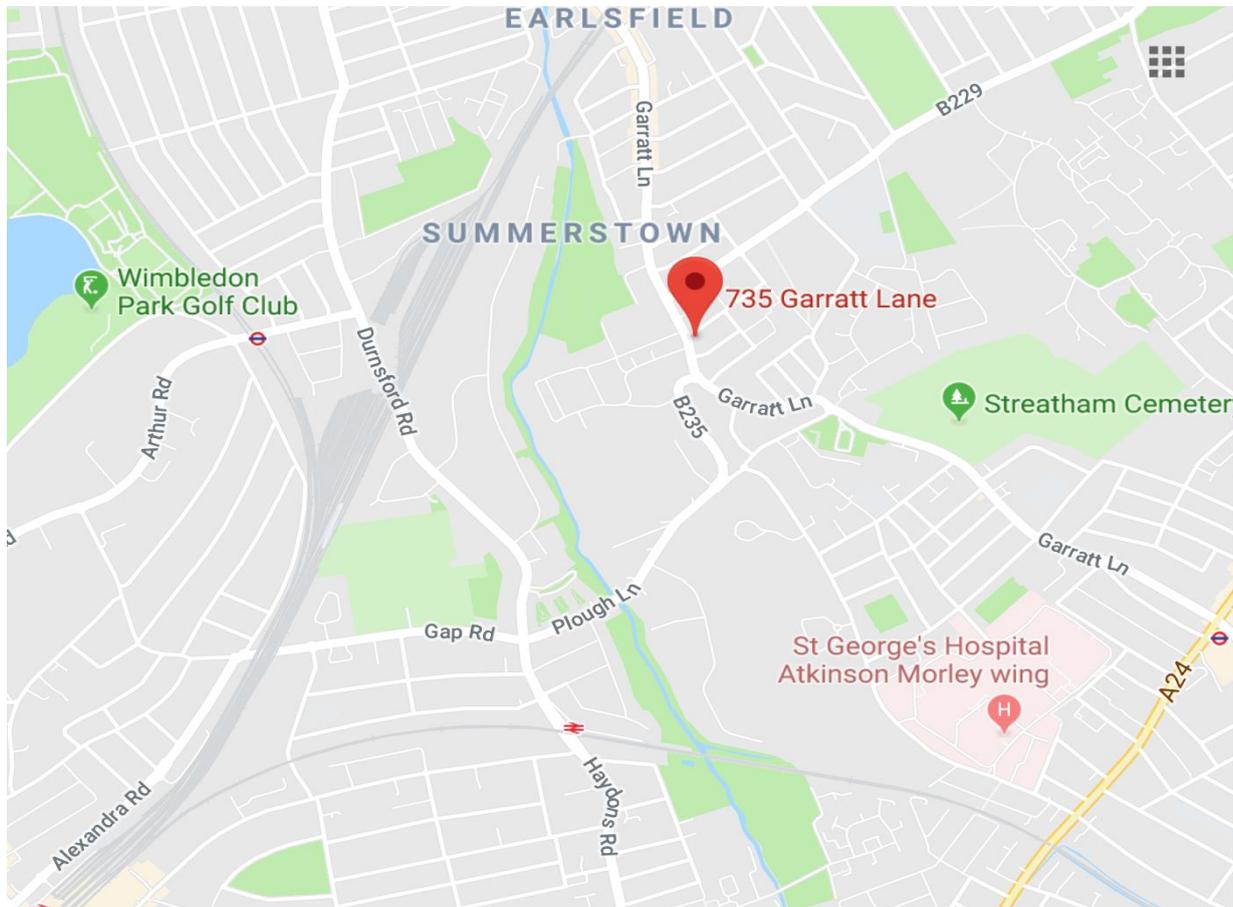
The subject premises are located on Garratt Lane close to the junction with Burntwood Lane.

The property is located 0.8 miles away from Haydon's Road station and 2.4 miles away from Wimbledon Station which provides a rail service to London Waterloo. The station also provides London underground district line service connecting with Central London.

The subject property is located a short walk from the new Galliard Homes 'Stadia Three', new residential scheme (600 apartments), AFC Wimbledon stadium and retail facilities.

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TERMS

Available on a new lease or available to purchase (freehold including ground rents).

TIMING

Immediate upon completion of legal formalities.

RENT / PRICE

£15,000 per annum / £195,000.

VAT

Not applicable.

RATES

Rates Payable: £5,520.

Interested parties are advised to make their own enquiries with the local authority.

EPC

On application.

VIEWING

Viewing strictly by prior appointment with the joint sole agents:

Lewis & Co

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