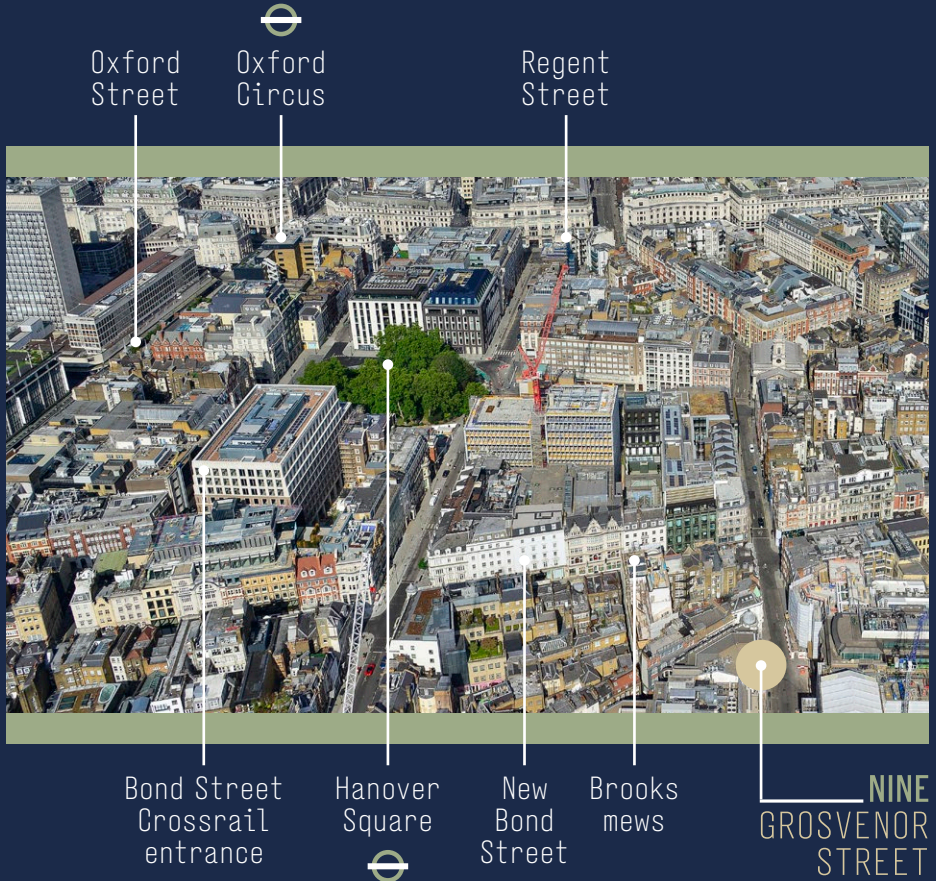
NINE GROSVENOR STREET

LONDON W1

TRULY VERSATILE RETAIL OR GALLERY SPACE IN A PRIME MAYFAIR LOCATION



NINE Grosvenor Street occupies a prestigious address in the heart of Mayfair, home to numerous HQ office buildings, internationally famous hotels and restaurants.

The premises are close to New Bond Street where retailers nearby include Mulberry, Armani, Fenwicks, Dolce & Gabanna and Breitling as well as international auction houses such as Sothebys and many well known art galleries.

Grosvenor Estate are continuing to enhance the area with upcoming restaurant projects on Brooks Mews at the rear of the property to build on the success of La Petite Maison, and also the £500 Million South Molton Triangle scheme which will improve connectivity to the major new Bond Street West Crossrail station.

Sotheby's GIORGIO ARMANI BREITLING 1884 Fenwick

GROUND FLOOR

Internal Width 40/0
Shop Depth 41/0

1,750 SQ FT
163 SQ M

TERMS

A new Internal Repairing & Insuring lease with service charge is available for a term to be agreed, contracted outside of the 1954 Landlord & Tenant Act security of tenure provisions.

RENTAL

Terms on application.

RATEABLE VALUE

The current RV is £86,000. The Government has advised that qualifying occupiers will pay nil rates April-Jun 2021 and then only 33.3% until end March 2022.

SERVICE CHARGE & INSURANCE

The combined estimate for the year ending 31 December 2021 is £8,200 pa.

LEGAL COSTS

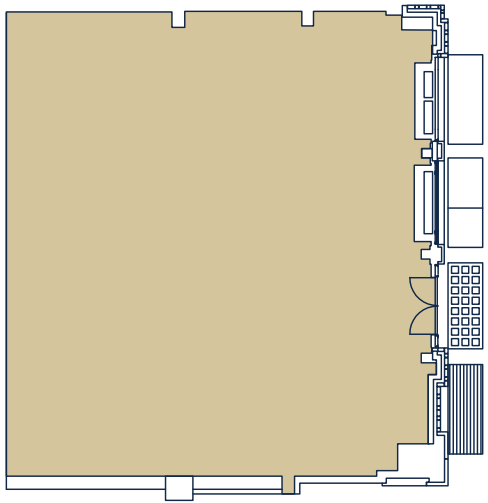
Each party to bear their own legal and other costs.

EPC

The property has a C rating.

TIMING

The unit is available from 31 August 2021 or earlier by negotiation.



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FURTHER INFORMATION

Viewings are strictly by appointment as staff are unaware

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