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RETAIL UNIT TO LET IN TOOTING

**252 UPPER TOOTING ROAD,
TOOTING, LONDON, SW17 0DN**



Location:

The subject property occupies a prominent position on the busy Upper Tooting Road. Nearby multi-national occupiers include Aldi, TK Maxx, JD Sports, Lidl, Footlocker and Iceland.

Tooting Broadway Underground station (Northern Line) is located a very short walk away.

Accommodation:

The unit is arranged over ground floor and basement and has the following approximate net internal areas:

Ground Floor:	839 sq. ft. (77.90 m²)
Basement:	820 sq. ft. (76.18 m²)

Use:

The premises benefits from A1 planning consent. Alternative uses may be considered subject to planning.

Rent:

£55,000 per annum exclusive.

Lease:

The premises are available by way of a new 10/15 year full repairing and insuring lease subject to 5 yearly upwards only rent reviews.

Rates:

Interested parties are advised to make their own enquiries directly with the Local Authority.

Legal Costs:

Each party to bear their own legal costs.

Viewings:

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