



PMCD RETAIL

SHOPS & RESTAURANTS

NEW INSTRUCTION - JAN 2026



**PROMINENT SHOP INSTRUCTION –
BEACONSFIELD OLD TOWN
TO LET 514 sf (47.8 sm)**

30* LONDON END, BEACONSFIELD HP9 2JH

*** 32 LONDON END (443 FT²) ALSO AVAILABLE – DETAILS ON
APPLICATION**

- FREE STREET PARKING
- GRADE II LISTED
- PRIME POSITION
- SUITABLE FOR A VARIETY OF “CLASS E” USES
- EXPOSED BEAMS
- ADJOINING SHOP ALSO AVAILABLE PROVIDING ADDITIONAL 443 FT²

LOCATION

The property is located on the south side of London End with occupiers including Farrow & Ball and Brasserie Blanc opposite. There is free parking along the “four Ends” in Beaconsfield Old Town. Junction 2 of The M40 motorway is within a mile of the property while the train station with services to London Marylebone is a similar distance away in the New Town.

ENERGY PERFORMANCE CERTIFICATE

Rating C (65)





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Your contact for this property

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DESCRIPTION

The ground floor retail premises is fitted out for the present tenant's use and may suit various other use types within Class E including retail, medical and office. Food uses requiring extraction or late-night venues will not be considered. It occupies a prominent position on London End with approx net internal area of **514 sf (47.8 sm) plus wc.**

TERMS

We are instructed to market an assignment of our client's lease which expires 4 December 2029.

RENT

£25,000 per annum exclusive.

VAT

VAT is not currently payable on the rent

BUSINESS RATES

The proposed 2026 Rateable Value is £28,000

Rateable multiplier for tax year 2026-2027 assuming Retail, Hospitality or Leisure use: 38.2p 0.382 in the £ (or 43.2 p for non RHL uses 0.432 in the £) = rates payable of approx £10,696 (or £12,096 for non RHL) before transitional cap applied, if applicable. Further details on application or confirmation of rates payable direct from Buckinghamshire Council – 01895 837540

ATTENTION TO RETAIL

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VIEWING

Strictly by appointment through the sole agents:

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Regulated by RICS 