

LEWIS
CRAIG



RETAIL PROPERTY

E-Class Planning (A1/A2/A3/B1/D1/D2)*

Prime Retail Mayfair Opportunity
Between Burlington Arcade and Old Bond Street



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52 Piccadilly, London W1J 0DX

Approx. 2,334 sq ft

Location

The premises are situated in a world class location on the north side of Piccadilly, immediately adjacent to Burlington Arcade, between Old Bond Street and The Royal Academy of Arts.

Occupiers in the vicinity include Bentley & Skinner, Fortnum & Mason, The Ritz Hotel, Ladurée, the Royal Academy of Arts, and the Ferrari boutique (soon to open).

Nearby

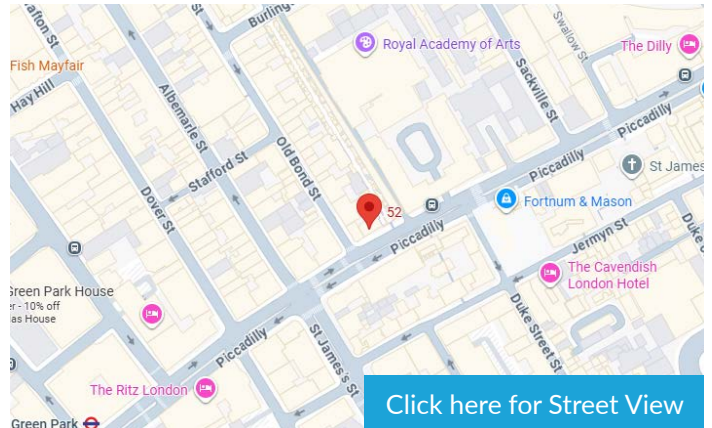
LADURÉE
Paris



BENTLEY & SKINNER
Jewellers, Goldsmiths and Silversmiths

RA Royal
Academy
of Arts

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Accommodation

Arranged over Ground & Basement floors, providing the following approximate areas.

Ground Floor	258 sq ft
Basement	2,076 sq ft
Total Internal Area (GIA)	2,334 sq ft 216.91 sq m

Lease

A new lease is available at a guide rent of £235,000 pax. Rent is exclusive of Business Rates and all other outgoings.

***Planning uses are subject to any necessary consents. The current consent is retail only.**

Premises Licence

The Premises Licence provides for alcohol sales, along with Late Night Refreshment as follows:

Mon - Thurs:	10am - 05:00am
Fri - Sat:	10am - 03:00am
Sunday:	12pm - 02:00am

Rates

The property is to be re-assessed for Business Rates, following completion of the Landlord's works.

Interested parties are advised to make their own enquiries with the Local Authority to confirm their exact liabilities and any relief.

Legal costs

Each party to be responsible for payment of their own costs.

EPC

An Energy Performance Certificate is available upon request.

Contact

For further information please contact joint-sole agents:

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