



**STRIPE
STREET**

Agency | Development | Investment

14 Strutton Ground, Victoria, SW1 2HP

Retail/ Restaurant Unit TO LET

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Location

The retail unit is located on a busy pitch on Strutton Ground; a cobbled and pedestrianised street that is possibly the busiest lunchtime pitch in the SW1/Victoria area. The unit is a short walk away from St James Park & Westminster Underground stations giving access to the District, Circle & Jubilee lines. Nearby occupiers include NatWest, Rush and Subway amongst various other independent restaurant and retail occupiers. Strutton Ground Market operates on Weekdays 8am-6pm.

Description

The property is a ground floor retail/restaurant unit with ancillary storage in the basement. The property fronts on to Strutton Ground in the heart of the market.

Rent

£30,000 per annum exclusive.

Lease terms

The property is available on a new FRI lease.

EPC

Available upon request.

Rates

The Rateable Value is £27,273

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



Use

The property benefits from Commercial, Business and Service (E) Use. All retail/ restaurant uses considered.

Accommodation

Ground Floor:	750 sq.ft	69.7 sq.m
*Basement:	502 sq.ft	46.6 sq.m
Total:	1,252 sq.ft	116.3 sq.m

GF size is on an approximate NIA basis.

Basement ancillary measured on approximate GIA basis.

**Basement has reduced ceiling height.*

Viewing and Further Information

Lucas Norton

E: lucas@stripstreet.com

T: 07395 351026

Mark Pearse

Email: mark@stripstreet.com

T: 07772 68918



www.stripstreet.com