



Kiosk - Latimer Road Station

# TO LET — RETAIL UNIT

LATIMER ROAD UNDERGROUND, LONDON W10

The kiosk has two large service hatches which are secured by roller shutters. The largest service hatch sits opposite the ticket barriers whilst the smaller hatch is adjacent to the station entrance/exit. The kiosk has a simple configuration and has a trapezoid shape.

#### Location:

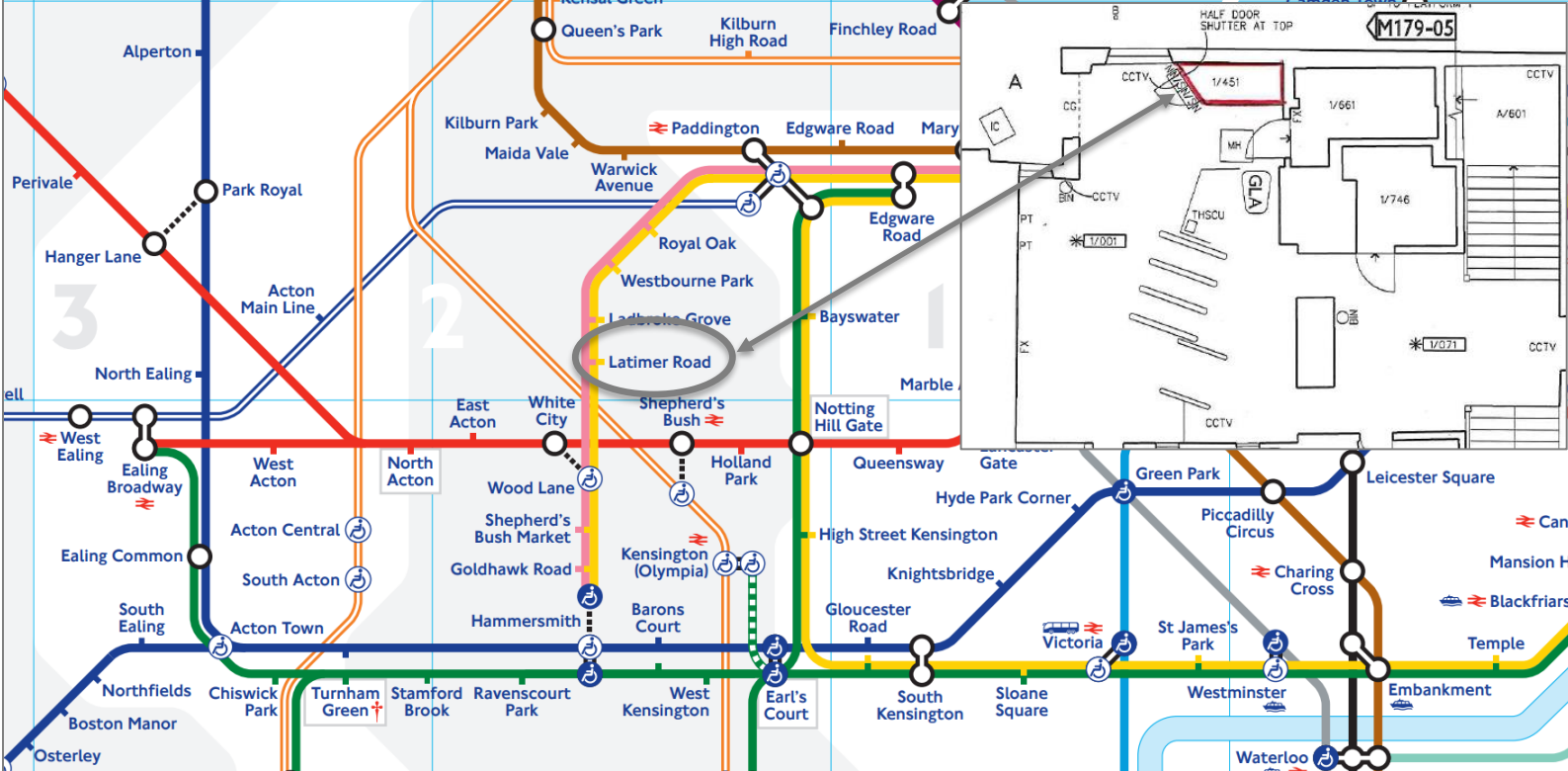
Latimer Road is a London Underground station, located in North Kensington in the Royal Borough of Kensington and Chelsea, West London. The station is served by the London Underground's Circle and Hammersmith & City Lines and is located between Ladbrooke Grove and Wood Lane on both lines. The station sits within travelcard zone 2 and has an annual footfall of 2.3 million per annum (2018). Situated on Bramley Road, the station is in a predominantly residential area with little retail offering. Local retail offering includes Nisa Local, Co-Op, BetFred and an independent supermarket.

**2.3 million+**  
Annual station footfall

London Underground serves:

**1.35 billion**  
Passengers a year





Fashion | Accessories | Bags | Shoes | Hats | Scarfs | Clothes | Jewellery | Gloves | Watches | Coffee | Cards | Books | Home Accessories | Flowers | Food

### Description:

The kiosk is located within the station ticket hall on the unpaid side of the ticket barrier, adjacent to the entrance and exit. It will be handed over in a stripped-out condition. The kiosk benefits from power only.

### Unit Sizes:

**Unit 1** — NIA 33 sqft (est)

### Rent:

The rent payable to be in the region of £15,000 per annum net of VAT and will be exclusive of rates and service charge.

### Lease:

The unit is available on a 5-year lease contracted outside the Landlord & Tenant Act and will incorporate an annual RPI rent review.

### Rates:

The Tenant will be responsible for the Rates Payable, which is yet to be assessed. Interested parties are advised to contact the VOA direct for more information.

### Services:

The unit will have a metered supply for power, water and drainage.

### Legal Costs:

Each party is to be responsible for their own legal costs.

### Deadlines for Offers:

Interested parties will be expected to provide a full business case with financials.

Deadline for viewings: TBA

Deadline for offers: TBA

### Contact:



**CUSHMAN & WAKEFIELD**

### On behalf of:



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### For professional tenancy advice:

The Code of Leasing Business Premises in England & Wales recommends you seek professional advice before agreeing a business tenancy.

Details available from:

[www.leasingbusinesspremisses.co.uk](http://www.leasingbusinesspremisses.co.uk)



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