

KENSINGTON ARCADE

402 SQ FT OF RETAIL SPACE

PROMINENT RETAIL OPPORTUNITY
INSIDE KENSINGTON ARCADE -
CORNER SITE



KENSINGTON ARCADE

THE KENSINGTON ARCADE IS THE MAIN THOROUGHFARE BETWEEN KENSINGTON HIGH STREET AND THE UNDERGROUND STATION, SERVED BY THE CIRCLE AND DISTRICT LINES. THE ARCADES AND STATION EXIT BENEFITS FROM FOOTFALL OF UP TO 17M PEOPLE PER YEAR (KA & WA 2023)

Kensington High Street has a number of attractions including Kensington Palace and the Design Museum. The area is an established retail and leisure destination occupied by a number of exciting retailers and restaurants including Mango, Abercrombie & Fitch, Whole Foods, Jacuzzi (Big Mamma Group) and Japan House. The unit is neighbored by a number of attractive occupiers including Lovisa, Gails, Leonidas, Marugame, Pret, Urban Greens, Intimissimi, Bagel Factory, Urban Greens and Aux Merveilleux de Fred.

EXISTING OCCUPIERS

GAIL'S
ARTISAN BAKERY

Aux Merveilleux de Fred

scribbl

Lovisa

intimissimi

URBAN GREENS

丸亀製麺
MARUGAME UDON

わさび
wasabi
sushi & bento

Bagel Factory

BANGONE

Leonidas
The Finest Belgian Chocolates

CHANGO
EMPANADAS

PRET

TREELOGY

CAFFÈ NERO

Rent:

On application

Accommodation:

The premises are arranged over ground floor, with potential for additional remote storage and kitchen area. The following net internal area are:

Ground floor unit: 402 sq ft / 37 sq m (NIA)

Additional area: 747 sq ft / 69 sq m

Lease:

A new effectively full repairing and insuring lease for a term of 10 years with a rolling landlord break from year 5. The lease will be contracted Outside of the Security of Tenure and Compensation provisions of the Landlord and Tenant Act 1954.

Rates:

Rates to be assessed. Interested Parties are advised to make their own enquiries with the Local Authority.

Further details are available from www.voa.gov.uk

Service Charge:

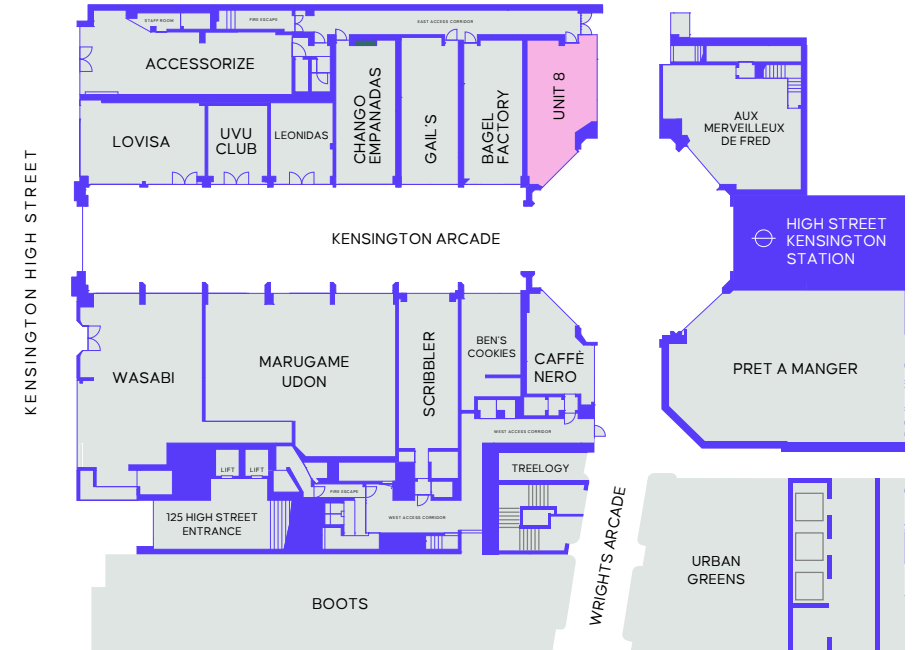
£8,584 +VAT per annum (2024)

Building Insurance:

£808.88 +VAT per annum (2024/25)

EPC - B

UNIT 8
GROUND FLOOR
402 SQ FT / 37 SQ M (NIA)



Subject to Contract and Vacant Possession

ENQUIRIES

For further enquiries, please contact:

savills

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MISREPRESENTATION

The agents for themselves and for the vendors or lessors of this property whose agents they are, give notice that (i) These particulars are produced in good faith, are set out as a general guide only and do not constitute any part of an offer or contract. They are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representation of fact but must satisfy themselves as to the correctness of each of them. (ii) No person in the employment of the agents has any authority to make or give any representation or warranty in relation to this property, February 2025.