

Accomodation

Floor	Availability	Area (sq ft)	Rent (pa)
8&20	Available	1,847	£85,000.00
TOTAL	1.847		

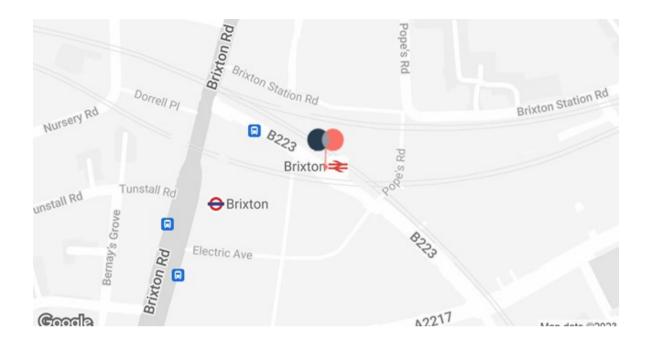
Amenities

Ready for fit out	Sui Generis planning	
Alcohol licence in place	Gas supply	
Glazed frontage	3 phase power	
Double frontage	Ventilation louvres for air control	
Prime location	Bustling nightlife	









Description

1,847 SQ FT DRINKING ESTABLISHMENT OPPORTUNITY

This unit is ideal for bar (drinking establishment) operators who want to take advantage of the bustling Brixton nightlife, with the opportunity for prospective tenants' immediate fitout.

The space also benefits from internal lining, ventilation louvres to allow for route for extraction / air handling, insulated concrete flooring, 3-phase electricity, water, waste, gas supply, internal security shutters and glazed frontages. Externally new uplighters have been installed along the façade of the arch, enhancing street visibility.

This prime bar opportunity comes complete with double frontage off both Atlantic Road and Brixton Station Road, allowing occupiers exceptional exposure to passing footfall.

The unit itself is ideally located between Brixton Underground and Brixton Village, with the high levels of footfall in between both passing the unit daily. It is also perfectly positioned to benefit from mid-week and weekend trade.

Further Information

A new lease is avialble direct from the landlord.

Rent Service Charge £85,000pa 2023: £1,168

Rates

Please rely on your own investigations.

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