

London W1 - 189 Wardour Street, Soho W1F 8ZD
Restaurant to Rent / Business for Sale



BLUE ALPINE

PROPERTY INVESTMENT & DEVELOPMENT



London W1 - 189 Wardour Street, Soho W1F 8ZD

Restaurant to Rent / Business for Sale



Property Features:

- Comprises ground floor restaurant (A3) with ancillary accommodation at basement
- Comes fully furnished and ready for occupation
- Property benefits from alcohol license
- In same ownership for more than 20 years
- VAT is NOT applicable to this property
- Conveniently located between Oxford Circus and Tottenham Court Road, within short walk from Soho Square Gardens
- Occupiers close by include Starbucks, Samsung, Pret a Manger, Lloyds Bank, Vodafone and Ryman, amongst many more.



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Property Description:

Comprises ground floor restaurant with ancillary accommodation at basement, providing the following accommodation and dimensions:

Ground Floor: 47 sq m (506 sq ft)

Reception, Open plan seating area (25 covers)

Basement: 28 sq m (300 sq ft)

Full Kitchen, Storage, WC

Total area size: 75 sq m (806 sq ft)



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Terms:

Lease Assignment: Available on the following terms:

Premium: £300,000

Term: 10 Years from 20th February 2020

Rent: £1,153.85 per week (PCM: £5,000)

Payment Frequency: Quarterly in advance

Rent Review (*Open market*): 5th Anniversary

Deposit: £30,000 (6 months)

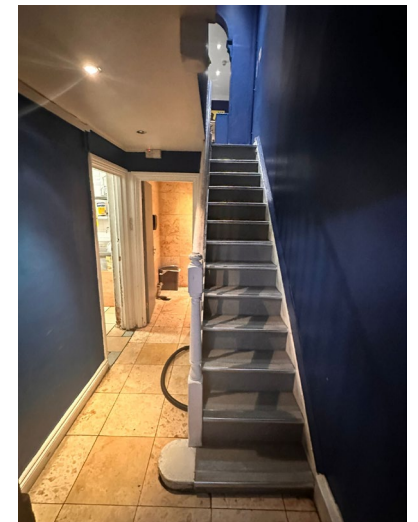
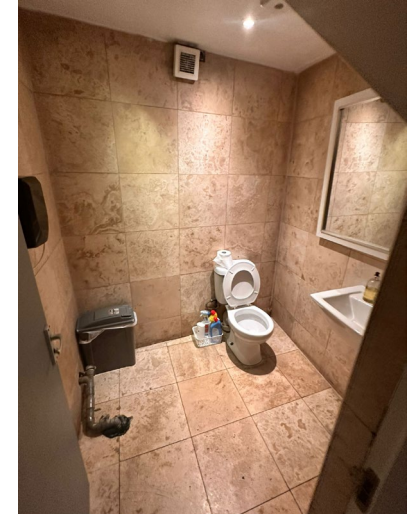
Rateable Value:

Rateable Value - £51,500 p.a.

Rates Payable - ~£26,300 p.a.

EPC:

Certificate and further details available on request.



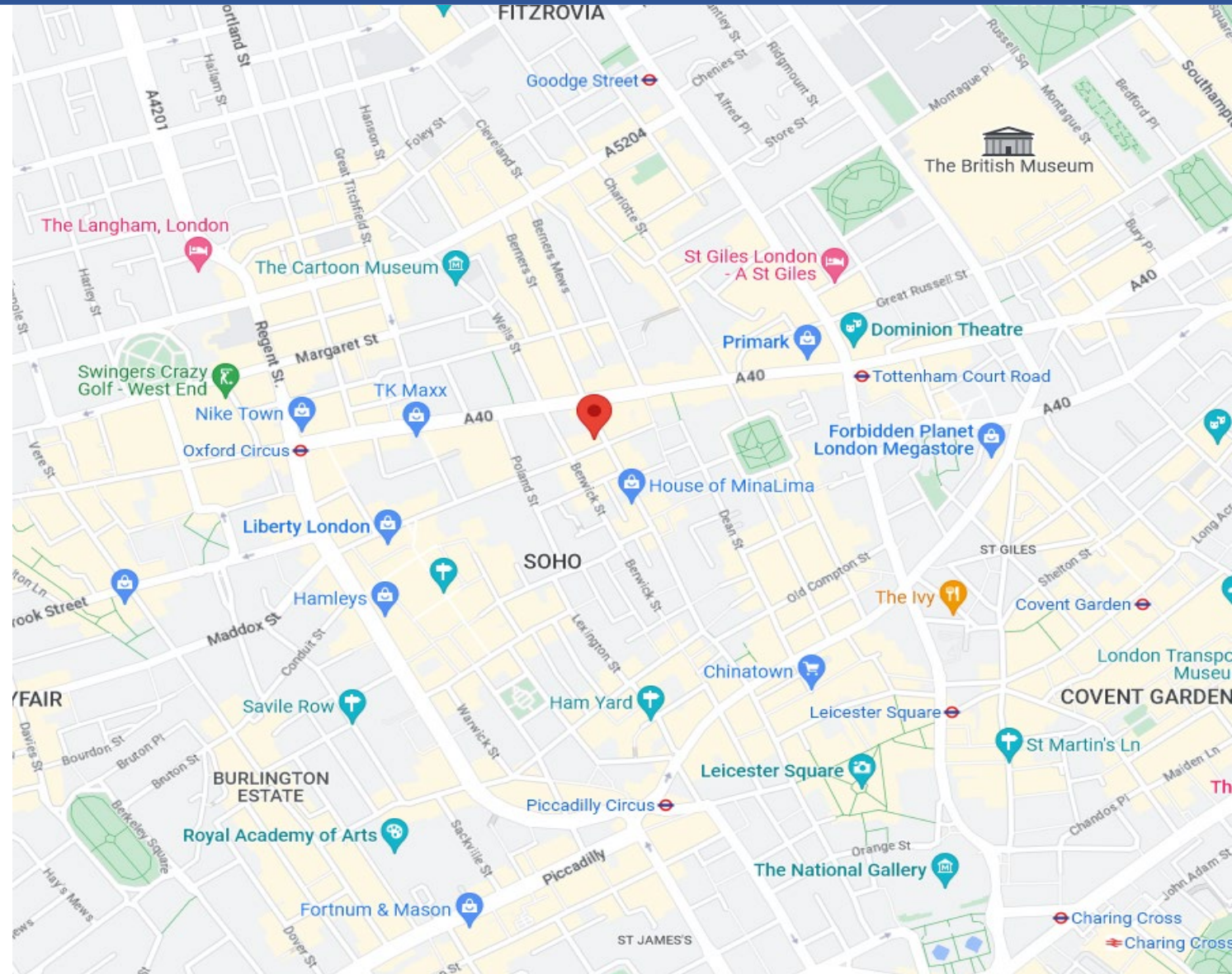
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Location:

Soho has been one of the main entertainment districts in the capital since the 19th century. The property is situated within short walk from Soho Square Gardens and Oxford Circus with occupiers nearby including Starbucks, Samsung, Pret a Manger, Lloyds Bank, Vodafone and Ryman, amongst many more.



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Contacts:

For further information or to schedule a viewing, please contact Sam Georgev or Joseph Bachman.



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BLUE ALPINE

PROPERTY INVESTMENT & DEVELOPMENT

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