



CHELSEA  
RIVERVIEW

SW6



S M C

PROPERTY

*Commercial Units*

# Welcome to Chelsea Riverview, situated on the banks of The River Thames.

**DEVELOPMENT ADDRESS:**  
50 & 52 William Morris Way, SW6

**LOCAL COUNCIL:**  
London Borough of Hammersmith and Fulham

**COMPLETION DATE:**  
- Anticipated completion Q4 2024

**BUILDING INSURANCE:**  
12 year warranty

**TENURE:**  
999 years lease

## Key Information

### USE CLASS

- B1. Any other use class will require planning permission

### BREEM RATING

- Excellent

### EPC RATING

- A

### SERVICE CHARGE

- £3 per sq. f (approx)

### UNIT SIZE

- Unit 1: 468.2 sq. m,  
- Unit 2: 535.64 sq. m

### CEILING HEIGHT

- 3075mm

### BUILDING ACCESS

- Unit 1: Two private entrances,  
- Unit 2: Three private entrances

### FACILITIES

- Shell and core  
- Capped services provided for electricity, heating, cooling (via ASHPs), cold water services, draining and telecoms  
- Dedicated bin store  
- 22 secure cycle spaces, external access





Wandsworth Bridge Road

Stamford Bridge

King's Road

Kensington Gardens

Royal Albert Hall

Imperial College London

Natural History Museum

Hyde Park

The Regent's Park

Imperial Park

Albert Bridge

Sloane Square

Battersea Park

London Eye



*Moments from the river  
and green space with excellent  
connectivity to London and beyond.*

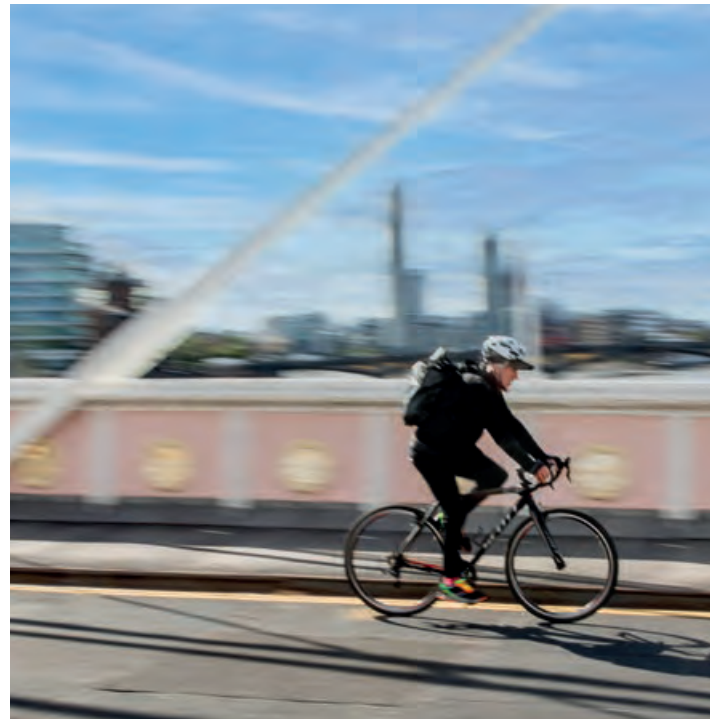


Local Area

*Within a few minutes walk from Chelsea Riverview, there are plenty of places to enjoy lunch and take in the surrounding area.*

- 1 Sainsbury's superstore 6 mins walk
- 2 Tesco Express, 7 mins walk
- 3 Sainsbury's Local, 7 mins
- 4 Imperial Wharf Food Market, 5mins walk
- 5 The Waterside Pub, 4 mins walk

# Only a 35 minute drive from Chelsea Riverview to Heathrow airport



## GETTING AROUND

*A short walk from Imperial Wharf Station, Chelsea Riverview is well connected by tube, train or car to get you across London and beyond.*



### WALK FROM CHELSEA RIVERVIEW



### CYCLE FROM CHELSEA RIVERVIEW



### UNDERGROUND FROM FULHAM BROADWAY STATION

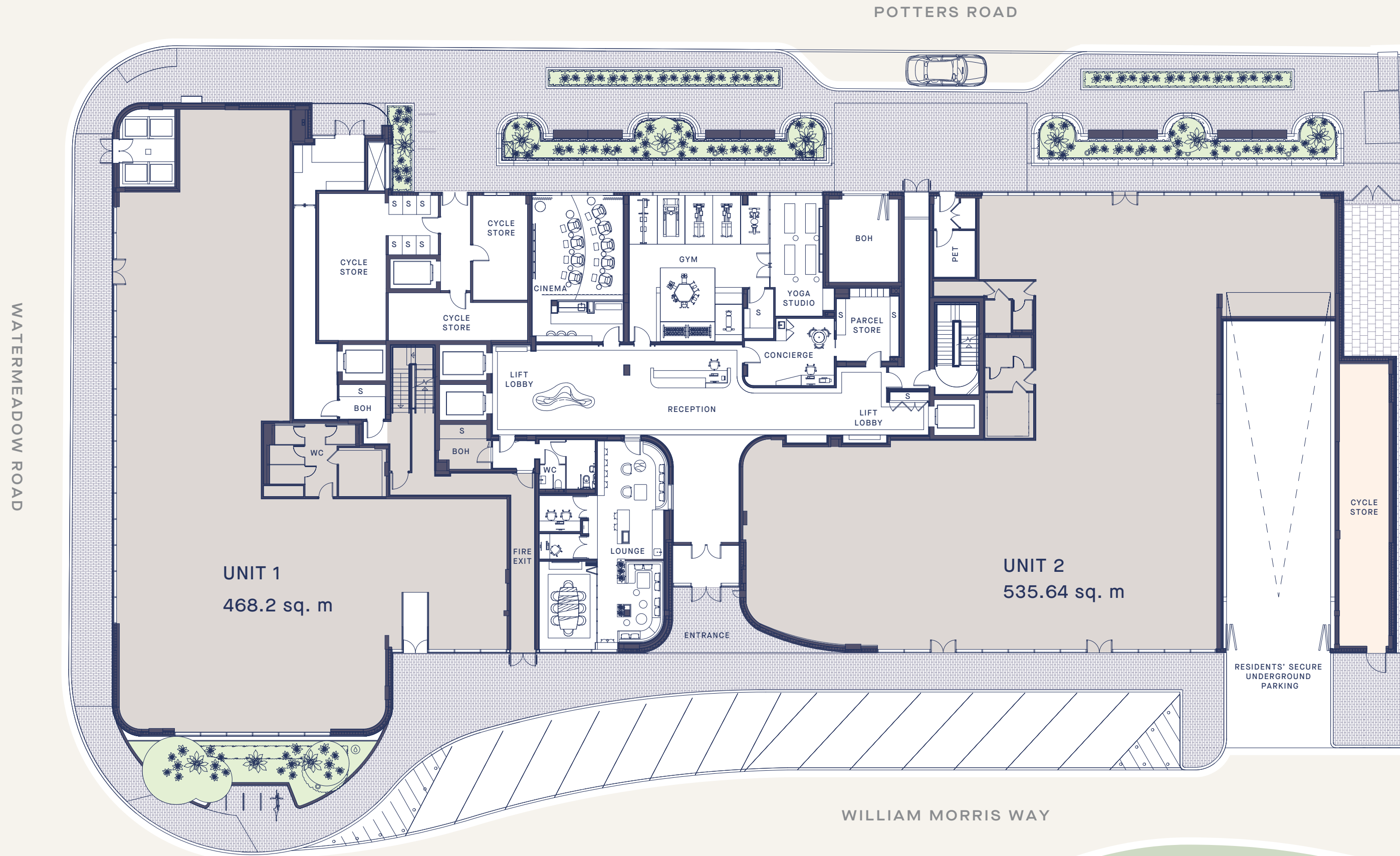


### DRIVE FROM CHELSEA RIVERVIEW



### FLY FROM HEATHROW AIRPORT

RIVERSIDE LOCATION.  
CHELSEA NEIGHBOURHOOD.





## Unit 1 External

*468.2 sq. m/ 5,042 sq. ft*

*Units are provided in shell and core condition.  
They have their own private entrance with  
floor to ceiling glass frontage.*



Unit 1 Internal

*Indicative fit out*





## Unit 2 External

*535.64sq. m/ 5,766 sq. ft*

*Units are provided in shell and core condition.  
They have their own private entrance with  
floor to ceiling glass frontage.*



Unit 2 Internal

*Indictative fit out*



## *Get in touch*

Mark Belsham (07973) 372698 [mark.belsham@eddisons.com](mailto:mark.belsham@eddisons.com)

Further information and inspections are available via the landlords' sole agents Eddisons  
(020) 3205 0200



For more information, visit [eddisons.com](https://eddisons.com)

June 2023

# Eddisons

### Important Information

Eddisons is the trading name of Eddisons Commercial Ltd and Eddisons Commercial (Property Management) Ltd (the Company). The Company for itself and for the vendor(s) or lessor(s) of this Property for whom it acts as agents gives notice that: (i) The particulars are a general outline only for the guidance of intending purchasers or lessees and do not constitute an offer or contract. (ii) All descriptions are given in good faith and are believed to be correct, but any intending purchasers or lessees should not rely on them as statements of fact and must satisfy themselves by inspection or otherwise as to their correctness. (iii) None of the building's services or service installations have been tested and are not warranted to be in working order. (iv) No employee of the Company has any authority to make or give any representation or warranty whatever in relation to the property. (v) Unless otherwise stated all prices and rents are quoted exclusive of VAT. (vi) Where applicable an Energy Performance Certificate is available upon request.