

Fulham Road, London

£3,541.66 pcm



Full Description

Prominent retail / restaurant premises situated on Fulham Road in prime location with a variety of other local trades with Gail's and the Parsons Nose butchers opposite. Parsons Green is a short walk away with Parsons Green station providing London Underground services (District Line). The property is arranged over the ground floor and basement and is currently fitted out as a retail unit with a large open plan retail space on the ground floor with large offices/storage facilities in the basement together with w/c. There is air conditioning (not tested). The property is accessed directly from the pavement and benefits from a large glazed shop front. There is pedestrian access at the rear. The property has been fitted out to a good standard. **Accommodation** (all sizes approximate) Retail Space Ground Floor 49.2m² (529.6ft²) Frontage 4.07m (13.35ft) Staff Room/Office /Basement 74.28m² (799.55ft²) Staff and customer w/c's. Net Internal Area 123.32 m² (1,327.42 ft²) **Terms** The unit is available to rent under a new full repairing and insuring Lease on terms to be agreed at a starting rental of £42,500 per annum exclusive. The incoming tenant will be responsible for the landlords legal costs. The property is available from February 2026. **Deposit** A deposit of three to six months rent will be required to be held for the duration of the lease by the landlords managing agent subject to the receipt of satisfactory references. **References** All incoming tenants will be required to provide satisfactory references from their bank, accountant, solicitor and current/previous commercial landlord. Photographic identification, proof of funds and proof of home address will also be required. **Planning** The property falls within the London Borough of Hammersmith & Fulham and can be used for purposes under the Use

Class Order E (subject to landlords consent). All prospective tenants are to satisfy themselves with regard to the Use Class Order. **Business Rates** The rates payable for the year 2025/2026 are £16,217. Rateable Value is £32,500. Occupiers may be entitled to rates relief. All applicants should satisfy themselves with the rates liability. **EPC 65-C** Viewings By appointment only.



Contact Us

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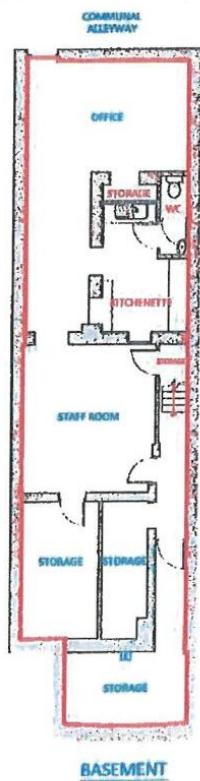
LOCATION PLAN FOR THE
BASEMENT ONLY
SCALE 1:1250
NORTH



LOCATION PLAN FOR THE
GROUND FLOOR ONLY
SCALE 1:1250
NORTH

PLATE NOTE - THIS DRAWING HAS BEEN PRODUCED FOR LAND REGISTRATION PURPOSES ONLY.

PLEASE NOTE - ALL PLANS TO BE PRINTED 'NO.1 IN DOCUMENT' NOT ENLARGED OR SHRUNK TO FIT PAGE



BASEMENT



FULHAM ROAD
GROUND FLOOR

PLAN LONDON LTD © COMPLIMENT PROTECTED 2015

SCALE
0 3m 9m 6m 10m



NORTH

client	address 833 FULHAM ROAD LONDON SW6 5HQ	location BASEMENT & GROUND FLOOR LEASE PLAN	date 24.07.2015	scale 1:200	sheet A4	
			drawn no. PLB668-01	checked DM	checked AA	 Plan London Tel: 0845 2262776 www.plan-london.co.uk 29-35 Lansdowne Road, London, SW11 8EW