



020 7629 9922

www.restaurant-property.co.uk

A3 UNIT TO LET

Former St Germain Restaurant

89 Turnmill Street, Farringdon, London EC1M 5QU



LOCATION

This property is prominently situated opposite the new Farringdon Station entrance on Turnmill Street. It is close to Smithfield and its market with historic meat market and a long established restaurant pitch.

Other nearby operators include: Pizza Express, The Fence, Anexo, Gaucho Grill and Hix.

ACCOMMODATION

Arranged over ground floor and basement and having the following approximate areas:

Ground Floor - 2,217 sq ft
Basement - 1,238 sq ft
Total 3,455 sq ft

LEASE

The property is available by way of a new 25 year lease

RENT

£100,000 per annum exclusive

PREMIUM

Upon Application

RATES

Rateable Value: £73,000

Rates Payable: £30,222

All parties advised to confirm with Islington Council.

MAP

<http://www.multimap.com/s/x42Mjn91>

LEGAL COSTS

Each party to bear their own legal costs incurred in this transaction.

FOR VIEWINGS PLEASE CONTACT

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Subject to contract

Property Misdescriptions Act 1991/Misdescriptions Act 1967

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