



020 7935 2222

www.restaurant-property.co.uk

The Knaypa, 268 King Street, Hammersmith, London W6 0SP



*** FULLY FITTED RESTAURANT AND BAR LEASE FOR SALE ***

LOCATION

King Street runs from Chiswick through to Hammersmith, providing the affluent residents with an array of shops and restaurants. The premises are located in a prime position at the junction with Ravenscourt Park and with the District Line tube approximately 200m away.

Nearby operators include Premiere Inn, Pizza Hut and many other local operators.

ACCOMMODATION

The premises are fully fitted and arranged over ground and basement levels, providing the following approximate areas:

Ground Floor	745 sq ft
Basement	836 sq ft
TOTAL	1,581 sq ft

RENT

£23,500 per annum exclusive

LEASE

The premises are available by way of an assignment of the existing Full Repairing and Insuring lease with an unexpired term of 15 years.

PREMIUM

Upon application

RATES

We have been verbally informed by the local authority:

2010-2011	
Rateable Value:	£23,250
Rates Payable:	£10,067.25

All parties are advised to confirm the above with the London Borough of Hammersmith and Fulham.

LEGAL COSTS

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

FOR VIEWINGS PLEASE CONTACT JOINT AGENTS

Mark Calder

Tel: 020 7935 2225

Mob: 07880 796 564

Email: mark@restaurant-property.co.uk

Subject to contract

Property Misdescriptions Act 1991/Misdescriptions Act 1967

Restaurant Property hereby gives notice that these particulars do not form any part of a contract or Offer. The details contained are issued without responsibility on the part of the firm or their clients and therefore are not to be relied upon as statements of facts. Any intending purchaser must satisfy himself as to the correctness of each statement. The vendor does not make or give, and neither the firm nor any of their employees have any authority to make or give, any representation or warranty whatever in relation to this property.

