



020 7935 2222

www.restaurant-property.co.uk



## RESTAURANT LEASE FOR SALE

Miso  
11-13 Petersham Road  
Richmond  
Surrey  
TW10 6UH

## PREMIUM OFFERS INVITED

### LOCATION

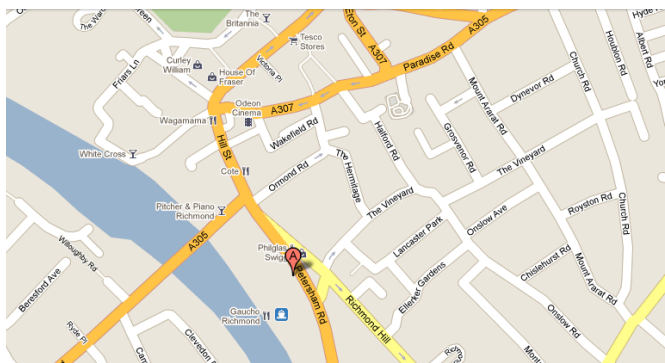
The property is located in the town centre of Richmond in a prominent position on Petersham Road, near to Hill Street and Richmond Bridge. The area boasts a wealth of affluent residents along with a large number of thriving local businesses.

Nearby operators include Nando's, B@1, GBK, Ben & Jerry's, Odeon Cinema, Gaucho, Giraffe, Cote, Strada, Wagamama and All Bar One as well as many local independent operators.

### ACCOMMODATION

The property is fully fitted and arranged over ground and basement levels providing the following approximate areas:

Ground Floor:	1,500 sq ft
Basement:	1,000 sq ft
<b>TOTAL:</b>	<b>2,500 sq ft</b>



### LEASE

The property is available by way of assignment of the existing lease, which we are advised is for a term of 25 years from August 2007, subject to five yearly upward only rent reviews.

### RENT

£100,000 per annum exclusive

### PREMIUM

Nominal offers invited for the benefit of this fully fitted restaurant.

### RATES

We have been verbally informed by the Local Authority:

2010-2011  
Rateable Value: £61,500.00  
Rates Payable: £24,706.99

All parties are advised to confirm the above with The London Borough of Richmond Upon Thames.

### 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

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.