

A1 LEASE AVAILABLE - 810 SQ FT - STRICTLY CONFIDENTIAL, STAFF UNAWARE

Westfield Stratford City, London, E20 1EQ

Unit SU2051, 1st Floor, The Arcade



LOCATION: The property is located in an excellent trading position on the 1st floor of Westfield Stratford - one of the top 3 shopping centre's in the UK. The subject property is adjacent to **Thorntons**, and other nearby occupiers include **Costa Coffee**, **John Lewis**, **Apple**, **Levi's** and **Swarovski**.

TERMS: The premises are available by way of an assignment of an existing effectively full repairing and insuring lease expiring 30th September 2021 contracted inside the Landlord & Tenant 1954.

RENT PASSING: **£143,500** per annum exclusive.

ACCOMMODATION: The unit is arranged over one level and comprises the following net internal floor areas: **Sales Floor:** 810 sq ft (75.25 sq m)

LEGAL COSTS: Each party is to be responsible for their own legal costs.

EPC: Available on request.

RATES (2019/2020): Rateable Value £154,000 Rates Payable £81,466 - interested parties are advised to make their own enquiries with the Valuation Office Agency.

**BLACK
STANNILAND**

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IMPORTANT NOTICE: These particulars are believed to be correct but their accuracy is not guaranteed and they do not form part of any contract.

