

On the Instructions of Cadogan

LONDON SW1X

29 Lowndes Street

A1 RETAIL UNIT



LOCATION

The premises are located in a prominent position close to the junction of Cadogan Place and Lowndes Street. Nearby retailers include **Shi Cashmere, Ricci Burns, Louise Kennedy, Carine Gilson, Christian Louboutin** and **Waitrose**.

DESCRIPTION

The unit is arranged over ground and basement floors, providing the following approximate dimensions and floor areas:

Gross Frontage	16 ft 11 in	5.15 m
Ground Floor Sales	563 sq ft	52.03 sq m
Basement	1,174 sq ft	109.07sq m
Kitchen	187 sq ft	17.37 sq m

TENURE

The premises are available by way of a new ten year lease on standard Cadogan terms contracted outside of the Security of Tenure and Compensation provisions of the 1954 Landlord and Tenant Act. The rent will be subject to annual rent increases linked to the Retail Price Index.

RENT

Rental offers are invited in the region of **£70,000** per annum exclusive.

RATING

Rateable Value (2005)	£63,000
Rates Payable 2009/10	£30,555

Interested parties are advised to undertake their own enquiries with the Royal Borough of Kensington & Chelsea Rating Department for verification purposes.

VIEWING BY APPOINTMENT ONLY

For information, contact:

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Ed Humbert

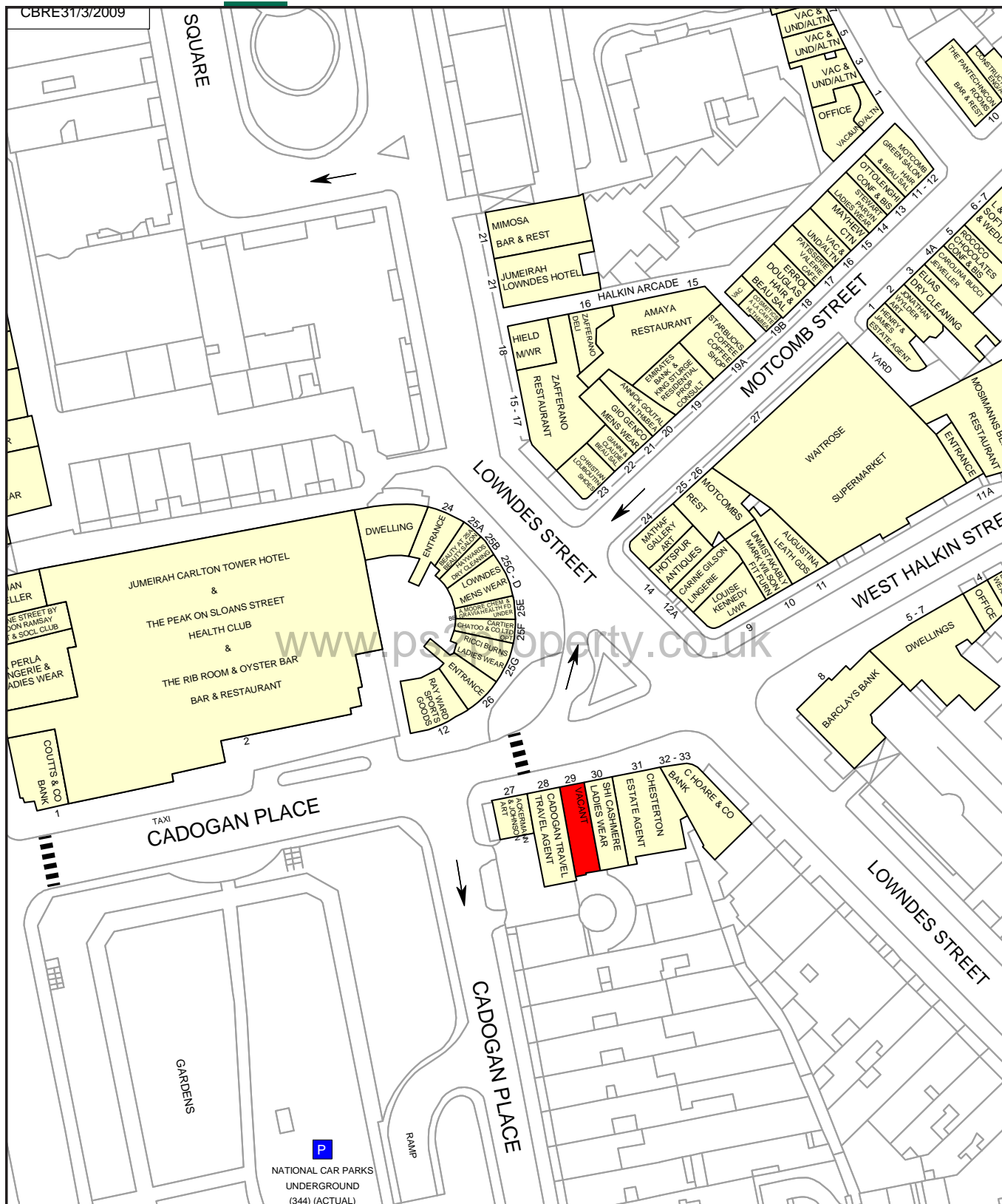
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Or through our joint agents
Nash Bond

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Not to scale.

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