

LONDON - 99 NEW BOND STREET, W1

Prime Retail Unit – Short or Long Term Lease

Fitted & Available To Let for Immediate Occupation



Galleries

BARTOUX



PHILIPP PLEIN

CORNELIANI

Corneliani



VICTORIA'S
SECRET

LOCATION – 99 NEW BOND STREET

An International retail destination housing the most important and successful retailers in the world.

The location provides an affluent tourist, residential and office population/catchment and a trading address that's second to none.

The premises are adjacent to **Philipp Plein** and **Mephisto**.

Other retailers close by include **Anne Fontaine**, **Johnston's of Elgin**, **Bonham's**, **Victorinox**, **Galleries Bartoux**, **Z Zegna** and **Russell & Bromley**.

The subject unit is directly opposite a retail/office development that includes a new Tube entrance serving the new Elizabeth Line Station.

NEW LEASE TERMS

A new Effective Full Repairing and Insuring lease is available for a term to be agreed.

The lease will be contracted outside of the Security of Tenures Provisions of the Landlord & Tenant Act 1954 Part II.

The Lease will be subject to an upward only rent review at the anniversary of each 5th year.

DESCRIPTION

The premises are arranged on ground and first floor to provide the following approximate areas and dimensions:

Frontage	11' 6"	3.5 m
Ground Floor	788 sq ft	73.2 sq m
Basement Sales	760 sq ft	68 sq m
Basement Vaults	241 sq ft	22.5 sq m
Total	1,789 sq ft	163.7 sq m

QUOTING RENT

£395,000 per annum exclusive.

RATES

We understand, from the VOA website, the current rateable value for the premises is £253,394 with rates payable of circa £132,778 based on the 2019/2020 UBR of 52.4p. Interested parties are advised to make their own enquiries to the Local Authority for verification purposes.

VIEWING:

STRICTLY BY PRIOR APPOINTMENT THROUGH:

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Subject to Contract

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Not to scale.
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