

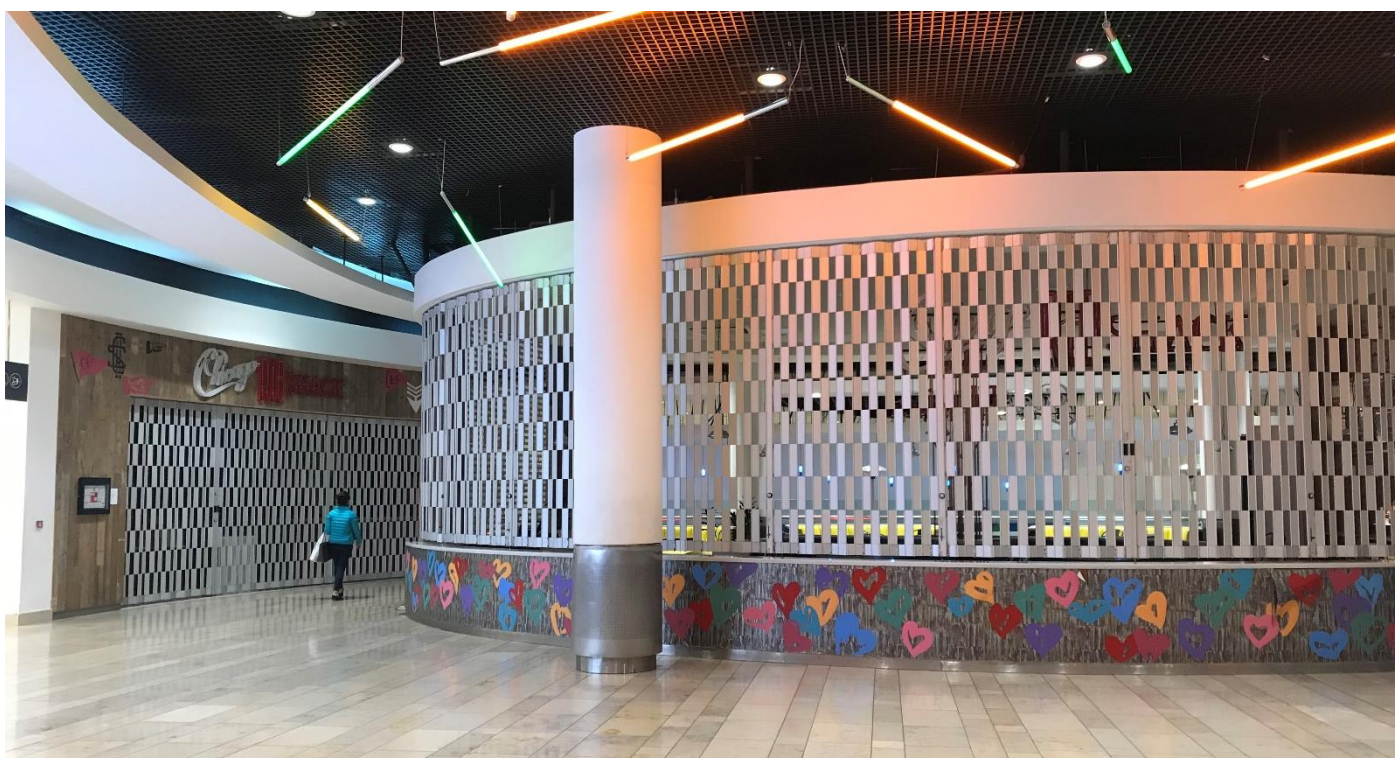
# Unit 207

## Southside Shopping Centre

### Wandsworth SW18 4TH

#### RESTAURANT UNIT AVAILABLE

- Close to Cineworld
- Subject to vacant possession
- Mall seating available



#### Location

The property is located on the upper level of Southside Shopping Centre. The adjacent tenants on this level include Five Guys, KFC and Cineworld, which is one of London's top performing cinemas.

#### Accommodation

The unit is arranged over ground floor only, plus mall seating, comprising the following approximate net internal floor areas:

Ground Floor	2,365 sq ft	219.72 sq m
Mall Seating	1,294 sq ft	120.22 sq m
Total	3,659 sq ft	339.94 sq m

#### Lease

New lease available on a term to be agreed.

#### Rent

Rent on application.

#### Service Charge

The service charge for 2019/20 is £38,597.

#### Use

The property benefits from Use A3 of the Town & Country Planning (Use Classes) Order 1987.

#### Rates

We have been advised by the Local Authority that the premises are assessed for rating purposes as follows:

Rateable Value	£87,500
UBR (2019/20)	51.3p
Rates Payable	£43,848

Prospective tenants are advised to confirm any rating liability directly with the Local Authority.

#### Costs

Each party is to be responsible for their own legal and all other professional costs incurred in the transaction.

#### EPC

An EPC certificate is available on request.

#### Contact Us

Appointments to view must be arranged via retained agents Colliers International, through:

#### Jessica Short

+44 20 7344 6564

Jessica.short@colliers.com

#### George Collison

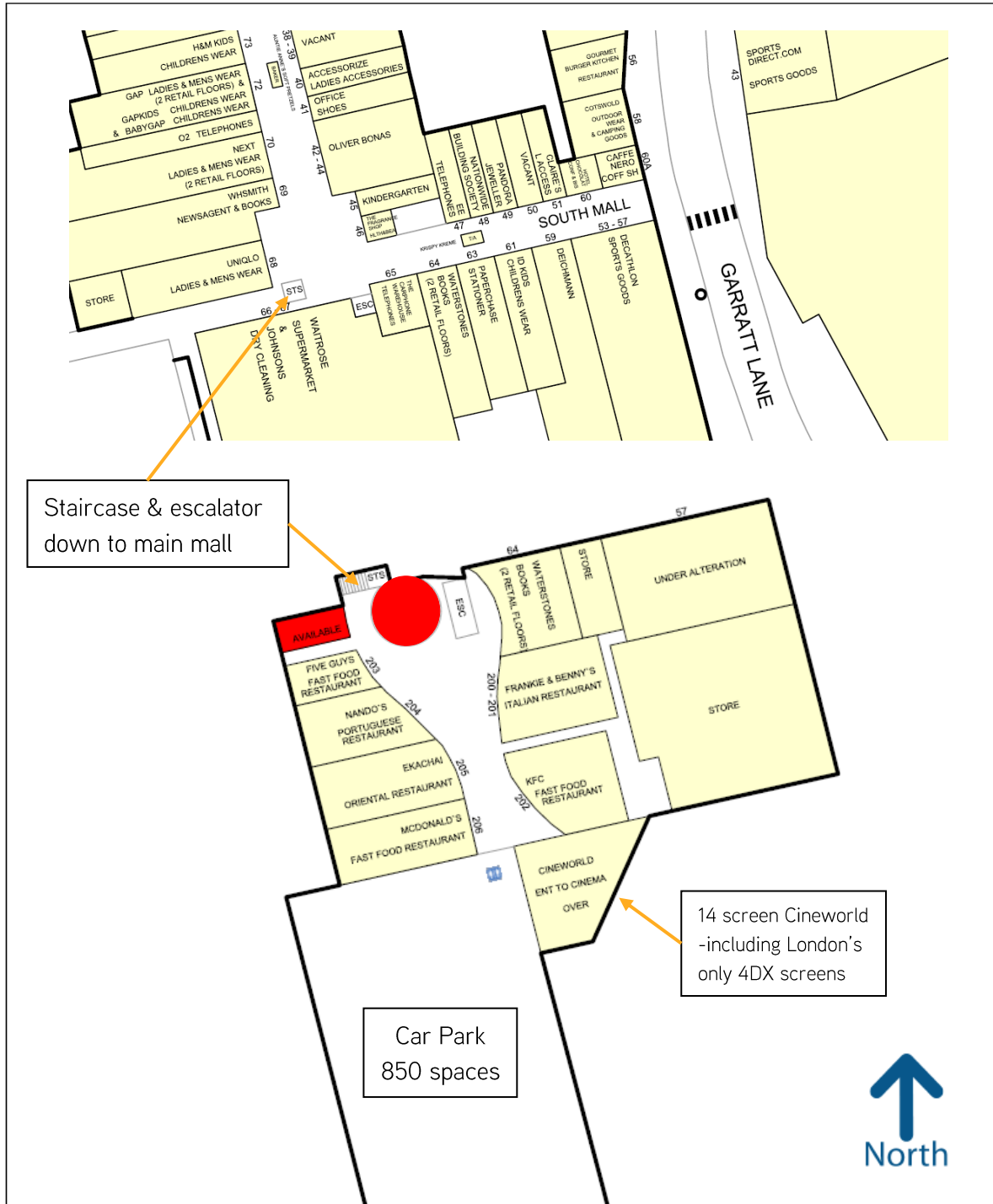
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Or contact our joint agents Time Retail Partners - 020 7408 0900

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