



Property Particulars

Garratt Lane 862A (Shops)



862A Garratt Lane Tooting SW17 0NB

Min-Max area: 4195-4195 (sq ft) or 389.7-389.7 (sq m)

Location:

The premises are prominently situated on the west side of Garratt Lane, at the junction with Fountain Road close to Tooting Leisure Centre approximately five minutes walk to Tooting Broadway tube station.

Search [view map](#)

Property Particulars

Description:

Comprising a self contained commercial unit extending to approximately 4,195 sq ft (390 sq m) in this new development, having a ground floor area of 2,445 sq ft (227 sq m) and a basement extending to approximately 1,750 sq ft (163 sq m).

Amenities:

The premises are offered for sale in open plan shell condition ready for a purchaser's occupational fit out (subject to freeholder's consent).

Rent:

£50,000 per annum exclusive of VAT, business rates and service charges.

Price: £500,000 subject to contract for the long leasehold interest.

Service charge: £2,050 per annum for the current financial year (to be confirmed)

Tenure: Long Leasehold or Leasehold

Possession: Upon completion of legal formalities.

Status: Available

Areas: Wandsworth and Tooting

Viewing info: By prior appointment with Houston Lawrence 020 7924 4476

Ground Floor & Basement

Rent: £50,000 per annum exclusive

Price: £500,000

Service charge: £2,050 pa

Rates: To be assessed

Description: A self contained commercial unit extending to approximately 4,195 sq ft (390 sq m) in this new development, having a ground floor area of 2,445 sq ft (227 sq m) and a basement extending to approximately 1,750 sq ft (163 sq m).

Size: 4195 (sq ft) 389.7 (sq m)