

# Clapham Junction, London SW11

## Unit 14, ShopStop

Class E Opportunity



### Location

The subject premises occupy a hugely prominent position within Clapham Junction Station. The station is one of the UK's busiest with annual footfall in excess of **23 million** (Source TFL 2017) and a catchment of 2 million within 6 miles of the scheme.

The unit is located immediately adjacent **Superdrug** and **Hotel Chocolat**. Other occupiers within the station include **Sainsbury's**, **Poundland**, **M&S**, **Pret A Manger** and **Accessorize**.

### Demise

The property is arranged over ground floor only, comprising the following approximate net internal floor areas:

Ground Floor	150 sq ft	14 sq m
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### Tenure

The premises are available on a new effectively full repairing and insuring lease for a term of years to be agreed, subject to 5 yearly upwards only rent reviews, to be contracted outside of the Landlord & Tenant Act 1954.

### Rent

Upon application

### Rates

Rateable Value	To be assessed
Rates Payable	To be assessed

Interested parties are advised to make their own enquiries to Wandsworth Council on 020 8871 6000

### EPC

Available upon request.

For further information or to arrange a viewing please contact:

**forge**

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50 metres

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