Earlsfield, London SW18
Sunday Mills
Class E Opportunity – Subject To Vacant Possession

Location
The subject property is situated within the Sunday Mills development, a 6-minute walk from Earlsfield Station.

The development currently has approximately 315 residents living directly above the unit, along with a co-working space running at full capacity.

The subject property is located a 3-minute walk away from Garratt Lane, which hosts a mix of independent and national occupiers including **Cicchetti & Wine**, **Well Kneaded Pizzeria**, **Bean & Hop**, **Roxie**, **GAIL's** and **The Open Page Gastro Pub.**

Demise
The subject property is arranged over ground floor only, providing the following approximate Net Internal Area:

Ground Floor	**3,907 sq ft**	**363 sq m**

Tenure
The property is available by way of a new effectively full repairing and insuring lease for a term of years to be agreed, subject to 5 yearly upwards only rent reviews.

Rent
On application – base & turnover will be considered.

Rates

Rateable Value	£101,000
Rates Payable	£57,166

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

EPC
Available upon request.

Service Charge (2024)
£3 per sq ft

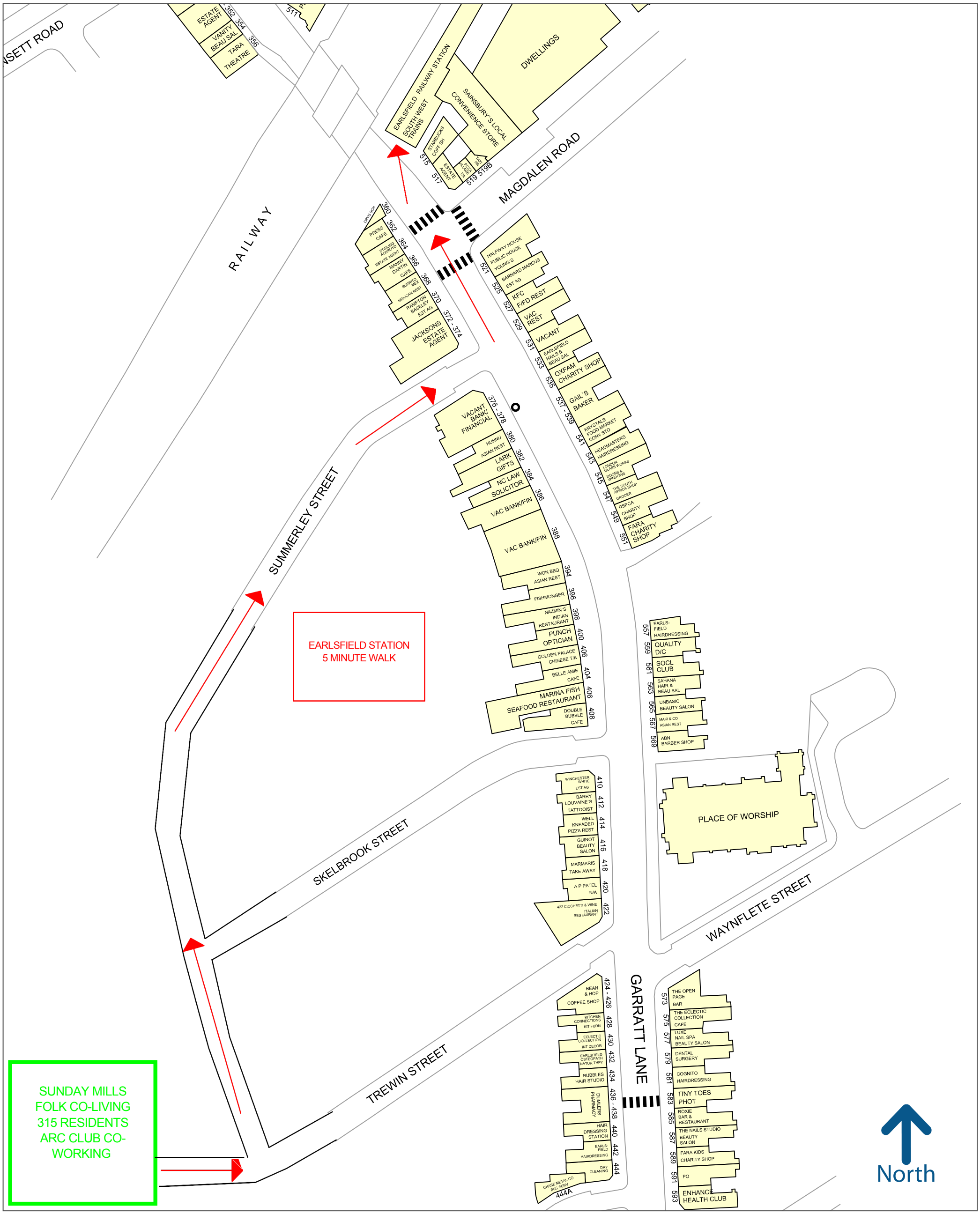
For further information or to arrange a viewing please contact:

forge
020 7190 9801
forge-cp.com

Liam Jones
07990 335 016
liam@forge-cp.com

Ian Webster
07901 516 723
ian@forge-cp.com

Amy Kenningham
07393 764 822
amy@forge-cp.com



50 metres

Copyright and confidentiality Experian, 2020. © Crown copyright and database rights 2020. OS 100019885

Experian Goad Plan Created: 21/10/2024
Created By: Forge

Misrepresentation Act - Forge act for themselves and for the vendors and lessors of this property whose agents they are, give notice that (i) these particulars are produced in good faith, are set out as a general guide only and do not constitute any part of an offer or contract. They are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves as to the correctness of each of them. (ii) no person in the employment of Forge has any authority to make or give any representation or warranty in relation to this property.

Anti-Money Laundering: In line with new Anti-Money Laundering legislation, Forge are obliged to verify the identity of all prospective tenant or purchaser upon agreement of a letting or sale. We will require an AML form to be completed by the proposed tenant or purchaser upon agreement of Heads of Terms.

Map data