

Tenure

Freehold.

Location

Streatham is a densely populated suburb of South London located some 6 miles south of the City. The suburb is located on the A23 and has the benefit of two rail stations providing services to both London Bridge, Victoria, Croydon and the south coast. Numerous bus services serve the area, many of which pass along Streatham High Road. The property occupies a prominent corner site at the junction with Stanthorpe Road in a well established retailing position. Occupiers close by include Sports Direct, Streatham Rail Station, William Hill and Morrisons.

Description

The property is arranged on basement, ground and three upper floors to provide a double shop unit with return frontage to Stanthope Road. The property was most recently trading as a betting office. The upper floors and the car space to the rear have been sold on a long lease. The ground floor lessee is not in occupation.

VAT

VAT is not applicable to this lot.

Documents

The legal pack will be available from the website www.allsop.co.uk

Viewings

Viewings are by appointment only, please e-mail your request with full contact details together with your telephone number to viewings@allsop.co.uk

In the subject box of your e-mail, please ensure that you enter Lot 100 London SW16.

Current Rent £ p.a. Present Lessee Lease Terms (40' 1") 20 years from 09.07.99 (48' 6") Rent review every 5th year 211/213 Willstan Racing Ltd Gross Frontage 12.20 m £34,000 p.a. Rent Review 2014 (wholly owned by William Hill 14.76 m **Built Denth** 28.10 sq m (302 sq ft) FR & I plc) (1)

999 years from 25.03.98

Without review

(1) The rent is being paid by William Hill plc.

Belgravia Estates Ltd

Total £34,000 p.a.

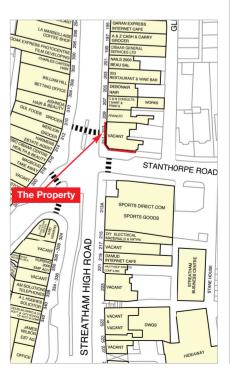
Peppercorn

Reversion 2997

London SW16 211/213 Streatham High Road Streatham SW16 6EG

- Freehold Shop and Residential Ground Rent Investment
- Corner position on busy main road
- Shop let to subsidiary of William Hill plc
- Rent Review 2014
- Current Rent Reserved

£34,000 pa



First, Second & Third Floors