

Lot 16

195 Uxbridge Road, Shepherds Bush, London W12 9RA

GUIDE PRICE: £160,000



VIRTUAL FREEHOLD COMMERCIAL INVESTMENT

This ground floor shop unit forming part of the busy Uxbridge Road close to Shepherds Bush Green station and Westfield shopping centre is subject to a 15 year lease that commenced in 2009 at a current rent of £15,000 pa. We understand that the lease is full repairing and insuring lease with 3 yearly rent reviews and the tenant currently operates from more than one outlet. We also understand that a rent deposit is in place and the property is sold with the benefit of the investment income.

ACCOMMODATION

Lock up shop unit: 48.40 square metres

TENURE

Leasehold – approx. 990 years unexpired

LOCAL AUTHORITY & TAX RATING

London Borough of Hammersmith & Fulham 020 8748 3020
Rateable Value: £12,000

VENDOR'S SOLICITORS

Mr K Dhaliwal
Simon & Co
28 South Road
Southall
Middlesex UB1 1RR
020 8571 3883

VIEWING TIMES

At the courtesy of the tenant

STARTING BID

FINAL BID

NOTES

SOLD UNSOLD SOLD PRIOR WITHDRAWN