



190 South Ealing Road, London, W5 4RJ

£ 15,000 Per Annum

 Ealing

 Takeaway

 190 South Ealing Rd

Highlight Features

- ✓ 'Stop & Shop' Parking
- ✓ Available Now
- ✓ Close to South Ealing St
- ✓ Lease Assignment
- ✓ Premium | Goodwill: 55k
- ✓ Sui Generis (formerly A5)

Description

Great opportunity to take over the lease for this lovely commercial unit in South Ealing currently fitted out and trading as a takeaway. The local area is popular with independent retailers and established brands like Costa Coffee, Wickes and Co-op. This unit includes good size kitchen, WC, 3-phase electrics and extraction system. Further benefits include stop and shop parking and secure electric shutters.

Location:

Located within a 5-minute walk from South Ealing station, which is on Piccadilly line providing a busy commuter access into Central London and Heathrow.

Accommodation:

Ground floor unit: 48 sq m | 517 sq ft.

Terms:

Available by a way of an assignment of a Fully Repairing and Insuring lease (FRI) which was for 15 years from April 2023 with five yearly rent reviews. Annual rent is £15,000.

Premium / Goodwill:

Leaseholder is seeking £55,000 goodwill / premium for the benefit of the leasehold, fixtures and fittings.

Usage:

We believe the premises fall under Sui Generis (formerly A5) of The Town & Country Planning (Use Classes) (Amendment) (England) Regulations 2020, however applicants are advised to make their own enquiries with Ealing Council.

Business rates:

Applicants are advised to make their own enquiries with London Borough of Ealing council.

Value added tax:

No Vat is applicable on the rent.

EPC:

This property has an EPC rating of E (115).

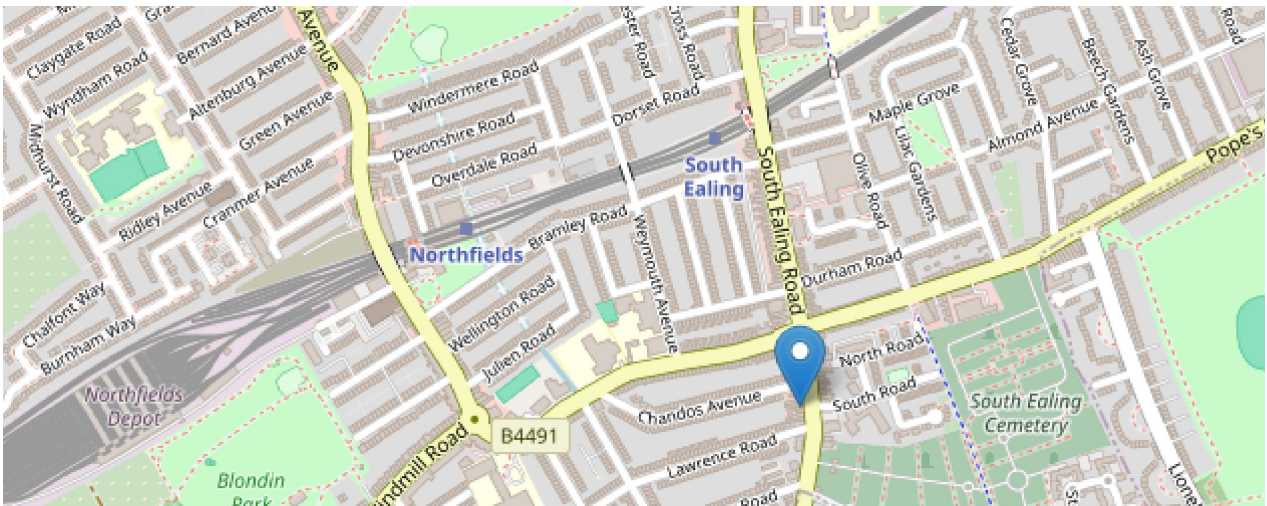
Legal Costs:

Each party to bear their own legal costs incurred in this transaction as well as the incoming tenant to pay landlord's reasonable legal costs.

Viewings:

Strictly by an appointment via sole agent Kingworths.

Map



Interested In This Property?

Book a viewing using the form or get in touch with us on the details below:

Kingworths

Westlink House, 981 Great West Road, Brentford, TW8 9DN

Tel: 020 8226 0141

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