









#### LOCATION

Bromley is the largest town in the London suburbs and located approximately 11 miles south-east of Central London and benefits from trains into Victoria (16 mins) and London Bridge (33 mins).

#### DESCRIPTION

Four-storey building occupying 100% prime position on the pedestrian section of the high street, in amongst major retailers.

## **ACCOMMODATION**

The premises are arranged over ground and three upper floors, comprising the following areas:-

**Gross Frontage:** 19 ft. (5.791 m.) Net Frontage: 16.8 ft. (5.126 m.) Shop Depth: 58 ft. (17.78 m.) **Built Depth:** 66 ft. (20.11 m.)

Ground Floor Sales/Store: 820 sq.ft. (76.16 sq.m.)

First Floor: 360 sq ft. (33.41 sq.m.)

Second Floor: 410 sq.ft. (38.09 sq.m.)

Third Floor: 422 sq.ft. (39.24 sq.m.)

# **FPC**

The property has an EPC rating of A (20). A report is available on request.

Strictly by appointment via Sole Letting Agents:

**Andrew Scott Robertson** 

Contact:

**John King** 

Email jking@as-r.co.uk

Tel. 020 8971 4990

**Stewart Rolfe** 

Email srolfe@as-r.co.uk

Tel: 020 8971 4994

## **TFNURF**

New lease on terms to be agreed.

## **BUSINESS RATES**

We have been informed by the Valuation Office Agency of the following rating information:

RV April 2023 - £47,000 Rates payable - £23,312

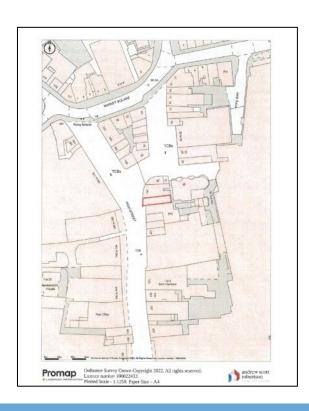
Interested parties should make their own enquiries with Bromley Council to confirm the rates payable.

# **LEGAL COSTS**

Each party to bear their own legal costs incurred in this transaction.

#### VAT

May be applicable.



Rent: £70,000 pa

# FLAGSHIP SHOP TO LET

155 High Street **Bromley BR1 1JD** 



AR & OS Holdings Limited T/A andrew scott robertson for itself and for the vendors or lessor of this property whose agents they are given notice that:

van may be appruseded.

The particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract
all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants shou
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