

---

# SOHO

---

72-74 BREWER STREET W1



FITTED SHOP  
LEASE FOR SALE

---



## LOCATION

Located in the heart of Soho on the northern side of Brewer Street directly opposite **Stone Island** and **Rapha**. Other occupiers nearby include **CP Company**, **Champion**, **Third Space**, **EYTS**, **Murdock London**, **El Pastor**, **Kiln** and **Honest Burger**.

## ACCOMMODATION

These shop premises are arranged over ground floors and a mezzanine level providing the following net internal dimensions and floor areas:

Gross Frontage	24 ft 1 ins	7.34m
Ground Floor	1,077 sq ft	100.09 sq m
Mezzanine	320 sq ft	29.74 sq m
<b>Total</b>	<b>1,397 sq ft</b>	<b>129.83 sq m</b>

Fitout plans are available on request. The premises are fitted out including air conditioning and a lighting system.

## TENURE

The lease is for a term of years expiring on 5 January 2026. The lease is contracted outside the security of tenure provisions of the Landlord & Tenant Act 1954 Part II. The current rent passing is £138,500 per annum exclusive.

## TERMS

Offers are invited for the benefit of this valuable leasehold interest.

## USE

The premises benefit from Class E use planning. Interested parties are advised to make their own enquiries with Westminster Borough Planning Department.

## RATES

The local planning authority has verbally advised us that the property is currently assessed as follows:

Rateable Value: £116,000

Interested parties should verify the above figures for themselves with the local authority or by referring to [www.voa.gov.uk](http://www.voa.gov.uk).

## EPC

An EPC can be made available on request.

## VIEWING

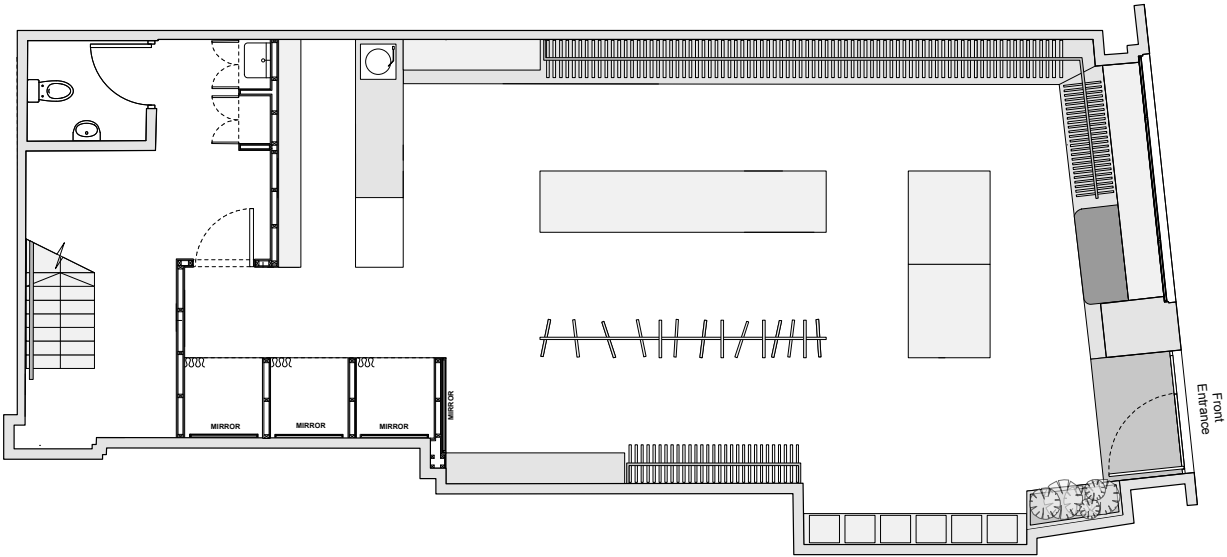
Viewings are strictly by prior appointment with the sole retained agents:

**Nick Furlong**  
020 7183 0584  
[nf@bcretail.co.uk](mailto:nf@bcretail.co.uk)

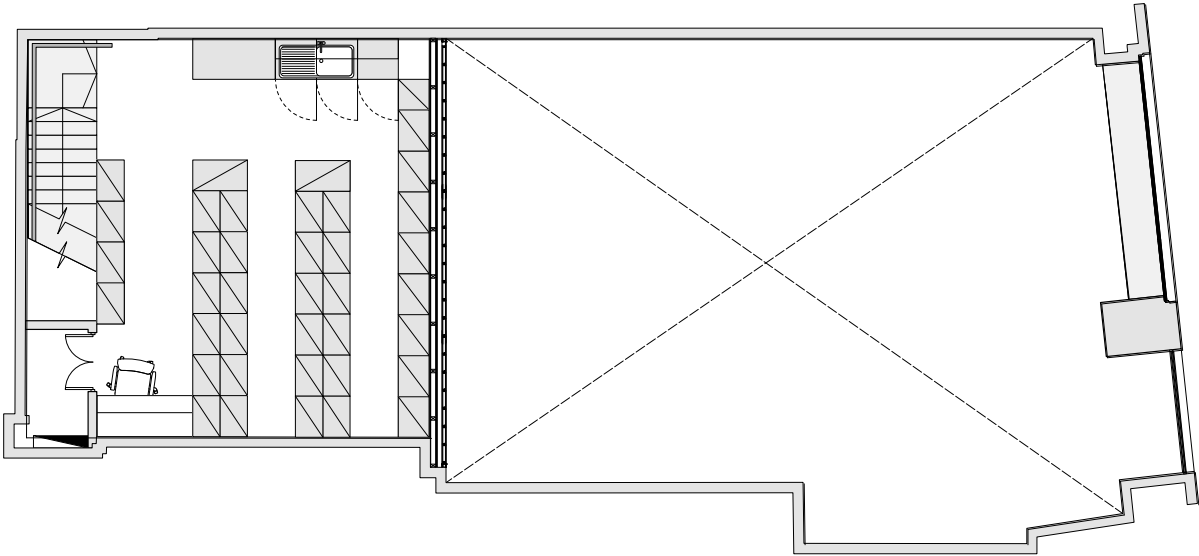
3rd Floor, 16 Ingestre Place  
London W1F 0JJ  
[www.bcretail.co.uk](http://www.bcretail.co.uk)



# GROUND FLOOR



# MEZZANINE



NOT TO SCALE. FOR INDICATIVE PURPOSES ONLY.



**Misrepresentation Act:** Whilst every care is taken in the preparation of these particulars BC Retail and the vendor / lessor take no responsibility for any error, mis-statements or omission in these details. Measurements are approximate and for guidance only. These particulars do not constitute an offer or contract and members of the Agent's firm have no authority to make any representation or warranty in relation to this property. 2024 SUBJECT TO CONTRACT





**Misrepresentation Act:** Whilst every care is taken in the preparation of these particulars BC Retail and the vendor / lessor take no responsibility for any error, mis-statements or omission in these details. Measurements are approximate and for guidance only. These particulars do not constitute an offer or contract and members of the Agent's firm have no authority to make any representation or warranty in relation to this property. 2024 SUBJECT TO CONTRACT