



**Upon the instructions of A.
Kendall & S.Thomas Joint
Administrator for Basler (UK)
Ltd.**

**Prime Shop Lease For
Sale**

**73 New Bond Street
London W1S 1RS**

Location: The property occupies a prominent location at the northern end of New Bond Street close to the junction with Oxford Street and Dering Street. The premises are in close proximity to the new Crossrail Station entrance which will link Hanover Square and New Bond Street. The shop is adjacent to **Watches of Bond Street** Jeweller whilst in close proximity to **Zegna, Bateel, Russell & Bromley, Victorinox, Mephisto and Loriblu.**

Accommodation: The shop benefits from the following approximate dimensions and floor areas:

| | | |
|--------------------------|-------------------|-------------------|
| Built frontage | 22 ft 3 ins | 6.8 m |
| Internal Width (front) | 17 ft 3 ins | 5.25 m |
| Shop Depth | 60 ft 0 ins | 18.3 m |
| Ground Floor | 1026 sq ft | 95.3 sq m |
| Basement Ancillary | 898 sq ft | 83.4 sq m |
| Basement Vaults | 146 sq ft | 13.5 sq m |
| Total | 2070 sq ft | 192.3 sq m |

Lease: The property is held on a 5 year lease inside the Landlord & Tenant Act expiring 29th June 2021 with no further rent review. There is an option to take the First Floor (approx. 700 sq ft) at £60,000 pax (subject to vacant possession).

Rent: £450,000 per annum exclusive rising to £490,000 pax in June 2018 and thereafter to £540,000 pax in June 2019.

Premium: Offers in excess of £150,000 excl. invited.

Rates: Rateable Value £312,500
Rates Payable (2017/2018) £129,220

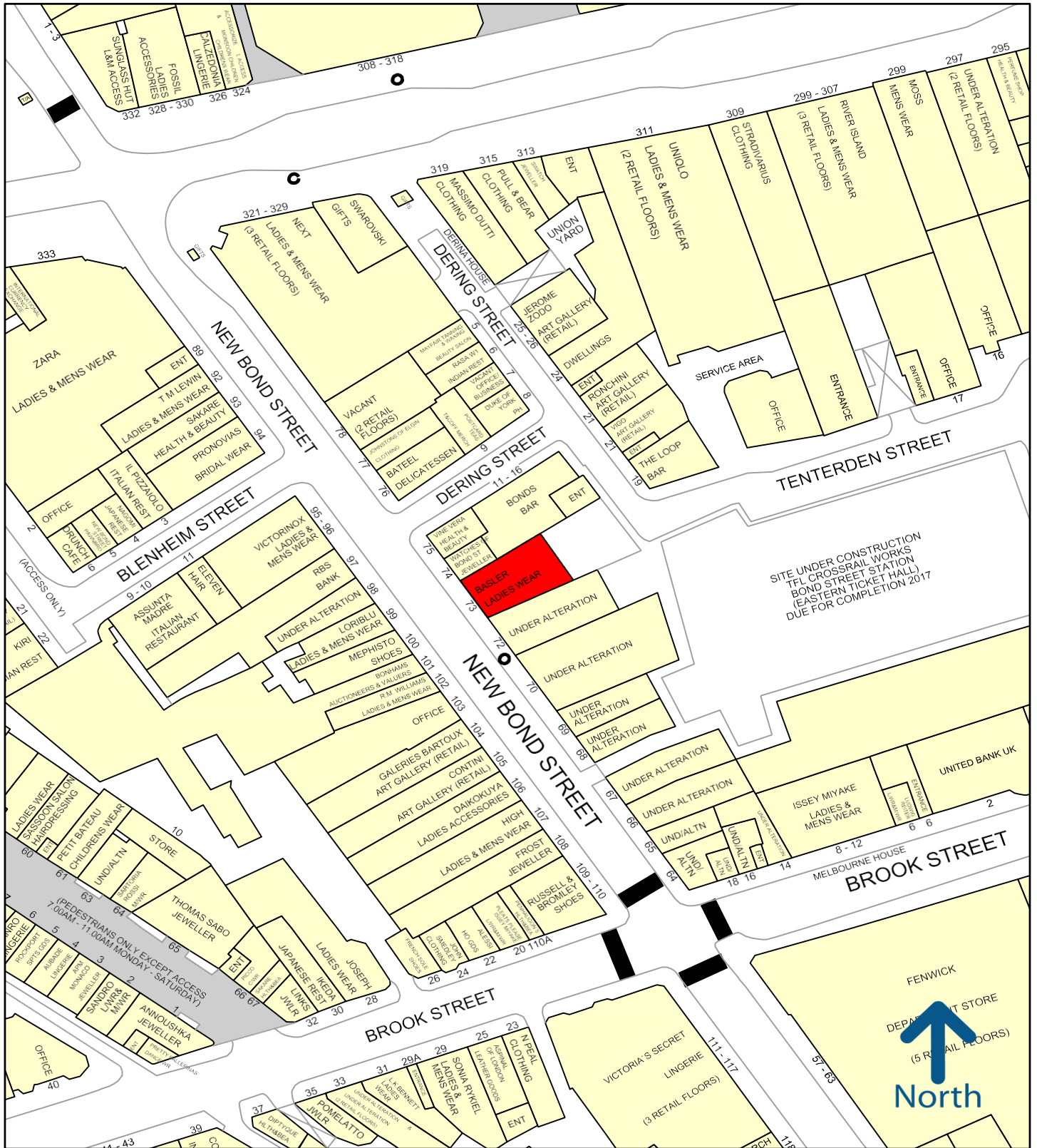
Viewing: Strictly by prior appointment through the Vendor's Sole Agent.

**NICK SCOTT OR MIKE SHERIDAN
IAN SCOTT INTERNATIONAL
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Subject to Contract

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MISREPRESENTATION ACT 1967 & PROPERTY MISDESCRIPTIONS ACT 1991

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