

**FITTED BARTO LET**  
**189 Greenwich High Road, London, SE10 8JA**



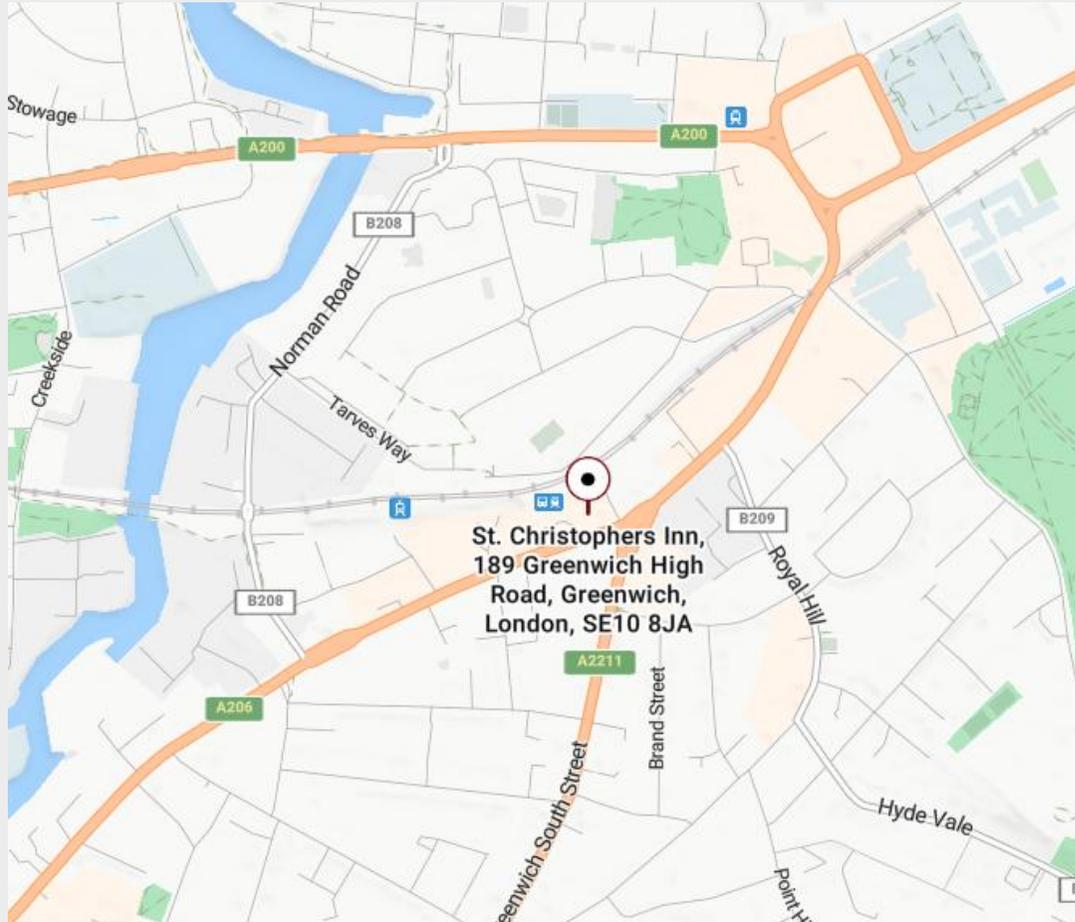
**Immediately Adjacent to Greenwich Station**  
**Available on a New Lease**  
**4,626 SQ FT (429.77 SQ M)**



## LOCATION

The property is located on Greenwich High Road, an arterial route running through the center of Greenwich and immediately adjacent to Greenwich Station (Thameslink & DLR). The immediate area benefits from a high influx of footfall and tourism being enroute and close by to numerous landmark attractions including the Cutty Sark, Maritime Museum, Greenwich Pier and the O2 Centre. The DLR & Thameslink also provides direct access to City & central London within circa 10 minutes.

Nearby local amenities include the Novotel Hotel, Travelodge, Premier Inn, Sainsbury's, Aldi and Greenwich Picture House.



## DESCRIPTION

The available accommodation is currently operated as a licensed bar and is set out over ground floor and basement, totalling **4,626 sq. ft. (3,012 sq. ft. on ground and 1,614 sq. ft. in basement)** with some additional storage not included in these measurements. In it's current configuration there are 85+ covers, including some outdoor seating. Floorplan available on request.

The property occupies an imposing corner position and is available with all fixtures and fittings, including a full-length bar with fridges and glass washing area, a fully fitted kitchen with extraction and dumb waiter and a cold beer storeroom.

## LICENSE

The license allows for the sale of alcohol & live music until midnight Sunday to Thursday and until 2am Friday & Saturday. Copy available on request.

## AMENITIES

- Fully fitted kitchen
- 12 beer taps
- Dumb waiter
- 13 TV Screens
- A/C & heating
- Ample storage rooms
- Transferrable License
- 85+ covers in current configuration
- Extensive return frontage
- Excellent ceiling height
- Fitted glass washing area
- Cold beer store room
- Surround sound system
- Ready for immediate occupation
- Outside seating





## TERMS

### LEASE

The property is available on a New FR&I Lease direct from the Landlord for a Term to be agreed.

### RENT

Offers sought in excess of £100,000 per annum. The rent is exclusive of all other outgoings.

### USE

The property falls under Suis Generis.

### BUSINESS RATES

TBA

### VAT

Applicable.

### EPC

Rated D. Available upon request.



**For further information or to  
arrange a viewing, please contact:**

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