

The Old Fire Station

Up to 3,480 sq ft available now



Indicative image of The Old Fire Station unit

Wimbledon Quarter

SW19

The Old Fire Station

A 3,480 SQ FT BRAND NEW UNIT OF SOUGHT AFTER RESTAURANT ACCOMMODATION LOCATED WITHIN AN EXCITING NEW PARADE OF FOOD AND BEVERAGE UNITS IN THE HEART OF THE TOWN CENTRE.

Benefitting from dual frontage and access both within Wimbledon Quarter and along Queen's Road, The Old Fire Station unit occupies the ground floor of the Grade II listed building that was Wimbledon's former fire station. The historical charm has been conserved through the retention of the original signage and brickwork.

In addition to ample internal space, the unit offers an external terrace with space for 20 covers. This is set to increase once the reactivation works, involving extensive redevelopment works to the landscaping along Queen's Road, completes.

The Old Fire Station is offered to market in a shell and core condition and is **available immediately**.



Indicative image of the new Queen's Road streetscape.



Indicative image of the unit frontage

SIZE (also available as smaller units)

Total 3,480 sq ft

USE

Suitable for E use

RENT & SERVICE CHARGE

Rent of £140,000 pa
Service charge £12.44 psf

RATES

Interested parties are advised to make their own enquiries with the London Borough of Merton.

TENURE

The premises is available by way of a full repairing and insuring lease for a term to be agreed.

SERVICE

Capped gas can be provided if required.

EPC

Available upon request.

LEGAL COSTS

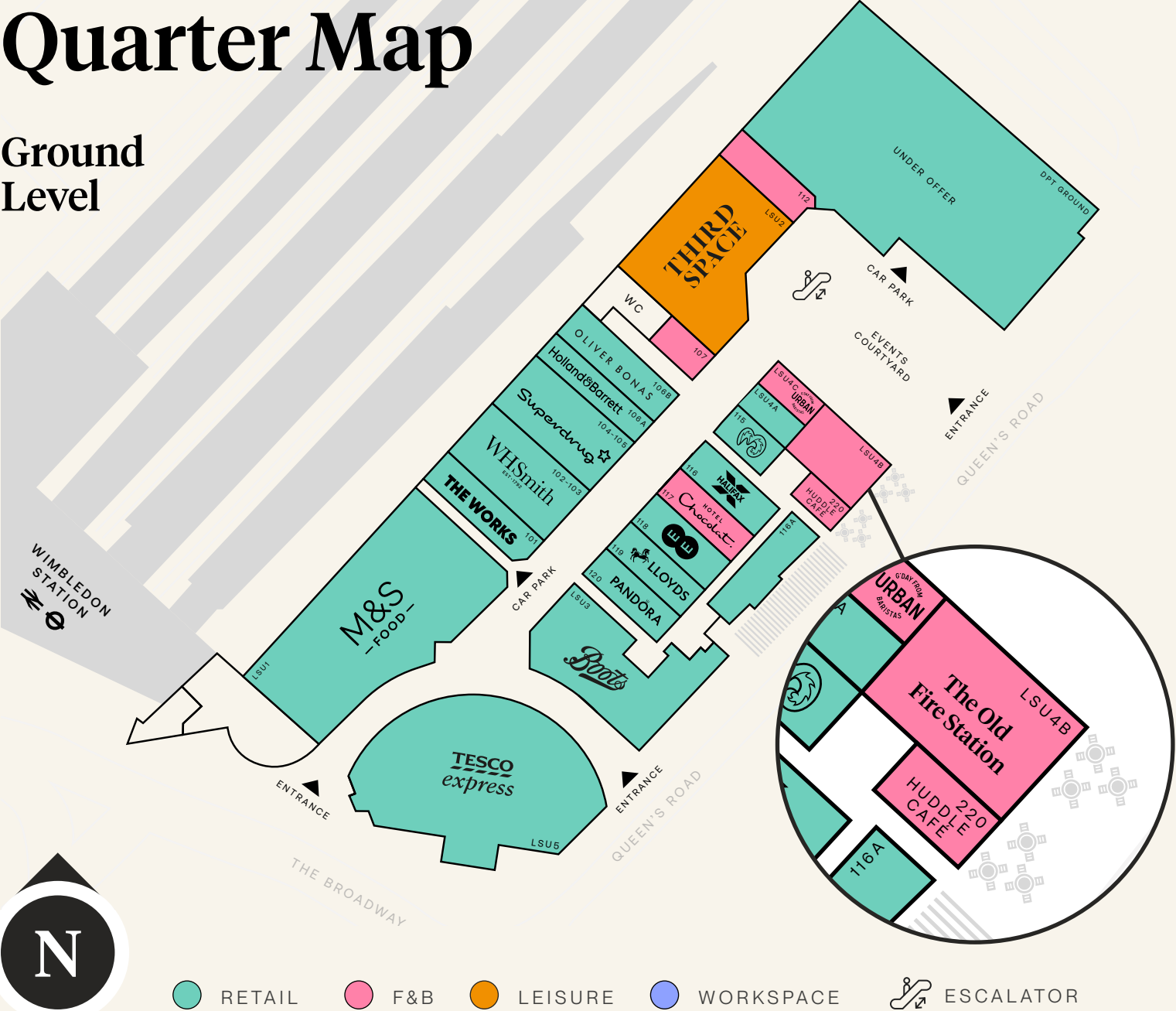
Each party is to be responsible for their own professional and legal costs incurred in the transaction.

AVAILABILITY

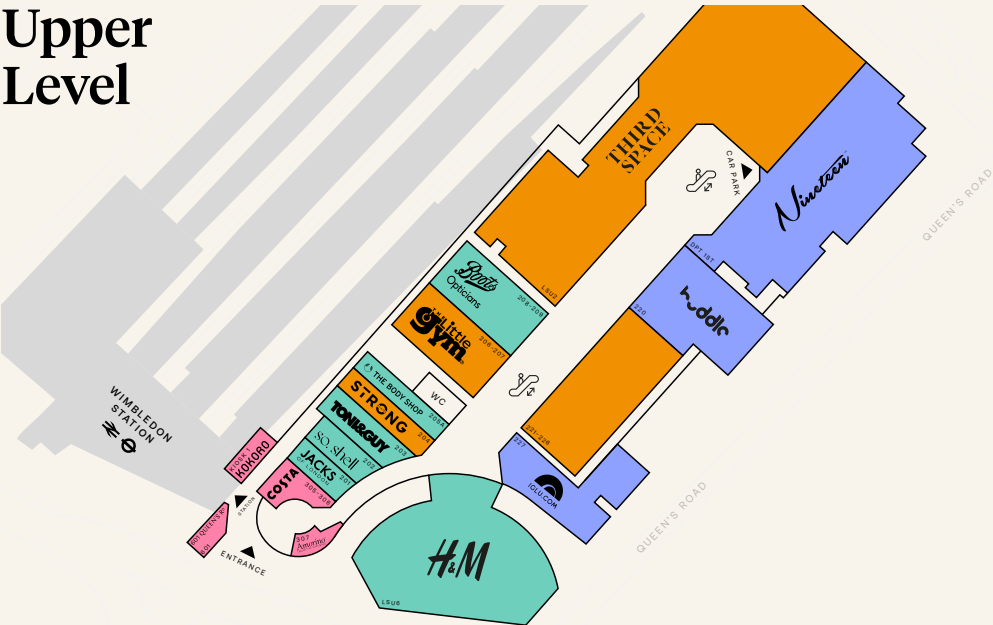
Immediately

Wimbledon Quarter Map

Ground Level



Upper Level



Get in touch

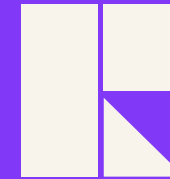
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Wimbledon Quarter

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