Fully Fitted F&B Unit - Immediately Available

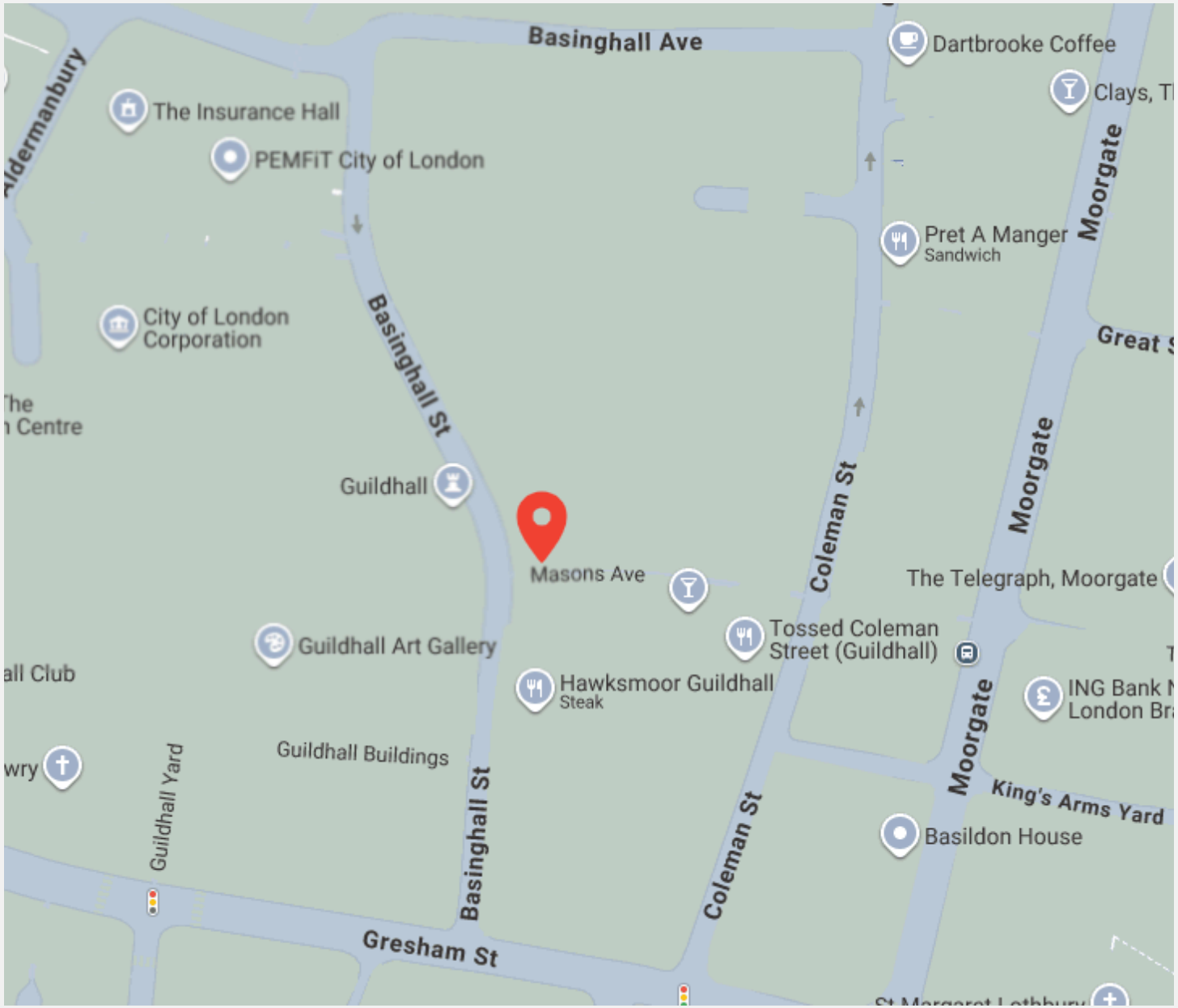
RETAIL UNIT WITH EXTENSIVE FRONTAGE - LEASE ASSIGNMENT

UNIT 2 & 3 BASINGHALL STREET LONDON EC2V 5BR

bf.
brasier freeth

UNIT 2 & 3
15 BASINGHALL STREET
LONDON
EC2V 5BR

Retail Opportunity
TO LET



LOCATION

15 Basinghall Street is situated in a prime City of London location just 200m from the Bank of England. The property benefits from an array of local amenities including The Royal Exchange, Spitalfields Market and Broadgate Circle.

The area has excellent transport links, benefitting from 6 major stations within 700m of the building, to include Moorgate, Bank and Liverpool Street. Connectivity will further improve following the completion of Crossrail services at Moorgate station, which will significantly reduce travel times to key Central London destinations.

Nearby operators include Hawksmoor, Nusa Kitchen, Blacksheep Coffee, Coco Di Mama, El Vino, Enoteca Di Luca and many more.

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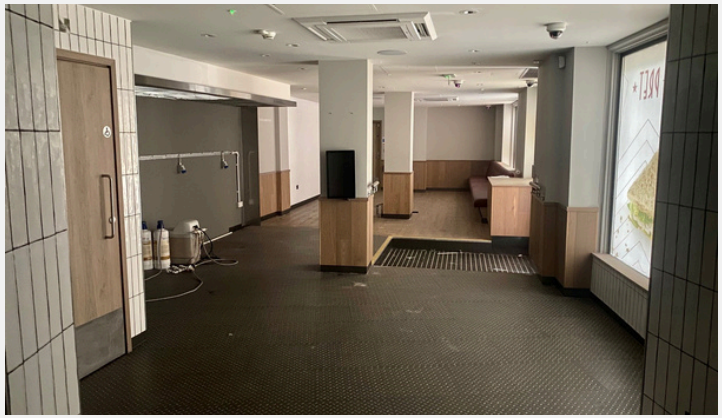

KEY DETAILS

- Extensive frontage
- Fully fitted with kitchen, sales, WCs and storage
- Ideal for food users without need for full extraction
- Vacant, ready for immediate occupation
- Pop ups considered
- Viewing essential

ACCOMMODATION

The property has the following approximate floor area:-

Floor	*Size Sq.m*	*Size Sq.ft*
Ground Floor	61.78	665

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LEASE

The premises are available by way of an assignment of the existing lease for a term of 10 years commencing in August 2017.

RENT

£90,000 per annum exclusive.

TERMS

Consideration given to lease assignment or subletting. Further details upon request.

SERVICE CHARGE

The service charge for the current year is £5,603.

EPC

An EPC has been commissioned and is awaited.

BUSINESS RATES

The Valuation Office Agency website shows a Rateable Value from 1 April 2026 of £52,500. For rates payable please refer to the Local Charging Authority, City of London Corporation - 020 7606 3030.

LEGAL COSTS

Each party are to be responsible for their own legal costs incurred in this transaction.

CONTACT

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