



## Riverside Walk - Restaurant or Bar Space

Kingston upon Thames, KT1 1QN

### Restaurant/Bar Space Available above Existing Restaurant Scheme with Large Terrace Overlook the River Thames

**2,815 sq ft**  
(261.52 sq m)

- Kingston Riverside Walk - An Exceptional Riverside Dining Destination
- Potential to Combine with Existing Restaurant Unit Below
- 950 Sq Ft Terrace Overlooking the River Thames
- Excellent Opportunity to be alongside Bills, Comptoir, Pizza Express and More

# Riverside Walk - Restaurant or Bar Space, Kingston upon Thames, KT1 1QN

## Summary

Available Size	2,815 sq ft
EPC Rating	Upon enquiry

## Description

The premises are currently in shell condition and would be suitable for fit out a restaurant/bar with light cooking, or being linked to the full restaurant unit directly below. There is a large alfresco dining terrace overlooking the river.

## Location

The premises are located in a great position one level up from Riverside Walk overlooking the parade of restaurants and the river below.

## Accommodation

The accommodation (GIA) comprises the following areas:

Name	sq ft	sq m
Upper Ground	1,862	172.99
Upper Ground - Terrace over the Thames	953	88.54
<b>Total</b>	<b>2,815</b>	<b>261.53</b>

## Tenure

Available on a new lease for a term to be agreed, subject to periodic rent reviews.

## Quoting Rent

Upon application.

## VAT

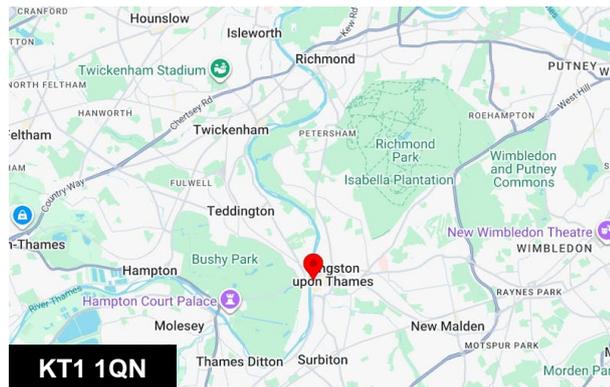
May be applicable.

## Planning/Licence

Class E planning use and the ability to obtain a new Premises Licence to allow the sale of alcohol with standard restaurant hours and conditions.

## Holding Deposit

Upon agreement of a transaction we would request a holding deposit to be paid to CDG Leisure client account released upon completion of a transaction.



## Viewing & Further Information



**David Kornbluth**

07507880040

davidk@cdgleisure.com



**Salvatore Di Natale**

07989 471288

salvatore@cdgleisure.com