



Rupert Street

Soho, W1D

Prime Double Fronted Soho Restaurant

3,000 sq ft
(278.71 sq m)

- Prominent Doubled Fronted Unit
- Very High footfall at all times
- Full Kitchen Extraction
- Alcohol Licence in Place
- Newly Fitted out to exceptional standard
- Two Kitchens

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Summary

Available Size	3,000 sq ft
EPC Rating	Upon enquiry

Description

The Restaurant is fully fitted out to a very good standard with a seating capacity of approximately 70 covers all on the ground floor together with a fully fitted kitchen with full extraction. In the basement there is further private seating/Karaoke rooms together with a prep kitchen, customer toilets and ample storage facilities.

Location

Prominently located on Rupert Street in the heart of Soho with very high footfall 24/7. Nearby operators include Waxy O'Connors, Thai Tho, Dave's Hot Chicken, and a short walk away from the Apollo Theatre. Piccadilly Circus Tube Station is a mere 5 minutes walk away.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m
Ground	2,000	185.81
Basement	1,000	92.90
Total	3,000	278.71

Tenure

A FRI lease which expires in March 2040 with 5 yearly rent reviews, and is contracted outside the security provisions of the Landlord & Tenant Act 1954.

Rent

On application.

Premium

On Application.

VAT

VAT may be applicable to the rent, premium and all other figures quoted.

Planning/Licence

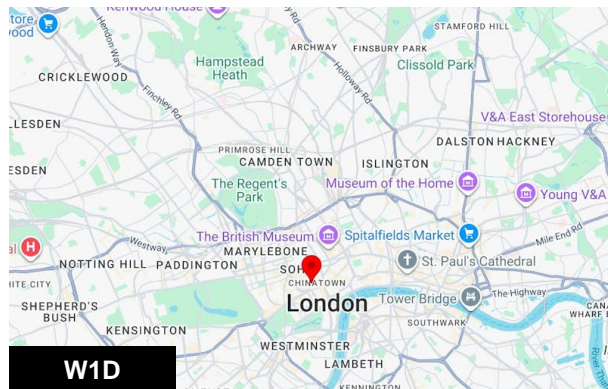
The premises benefit from E Class use and a premises licence is in place with the standard restaurant hours and conditions.

Confidentiality

Highly confidential and under no circumstances should a direct approach be made to staff as they are unaware of an impending sale.

Holding Deposit

A holding deposit will be required to secure the property which will allow a period of exclusivity and will be held in the CDG Leisure client account.



Viewing & Further Information



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