

SHOP TO SUB-LET

Welling - 49 Bellegrove Road, DA16 3PB

**Mason
Partners**



Location

Welling is located in South East London in the Borough of Bexley.

The premises are centrally located on the main thoroughfare of Bellegrove Road with nearby occupiers including Iceland, Lloyds Bank and McDonalds.

Accommodation

The subject unit is arranged over ground floor with the approximate net internal areas: -

Ground Floor Sales	610 sq ft	56.7 sq m
Ground Floor Ancillary	28 sq ft	2.6 sq m
Total NIA	638 sq ft	59.3 sq m

Tenure

New underlease available on flexible terms to be agreed.

Rent

Rental offers in excess of £15,000 per annum exclusive of VAT, business rates, insurance, service charge etc. are invited.

Rates

Rateable Value £9,800

Interested parties are advised to verify these figures with the Local Authority.

EPC

An Energy Performance Certificate is available on request.

Legal Costs

Each party is to bear their own legal costs in respect of all legal documentation produced in this transaction.

Contact

Strictly via sole agent: -

Mason Partners LLP – 0207 495 1971

Paul Sirrell – paulsirrell@masonpartners.com

**SUBJECT TO CONTRACT
SUBJECT TO VACANT POSSESSION**

VIEWING

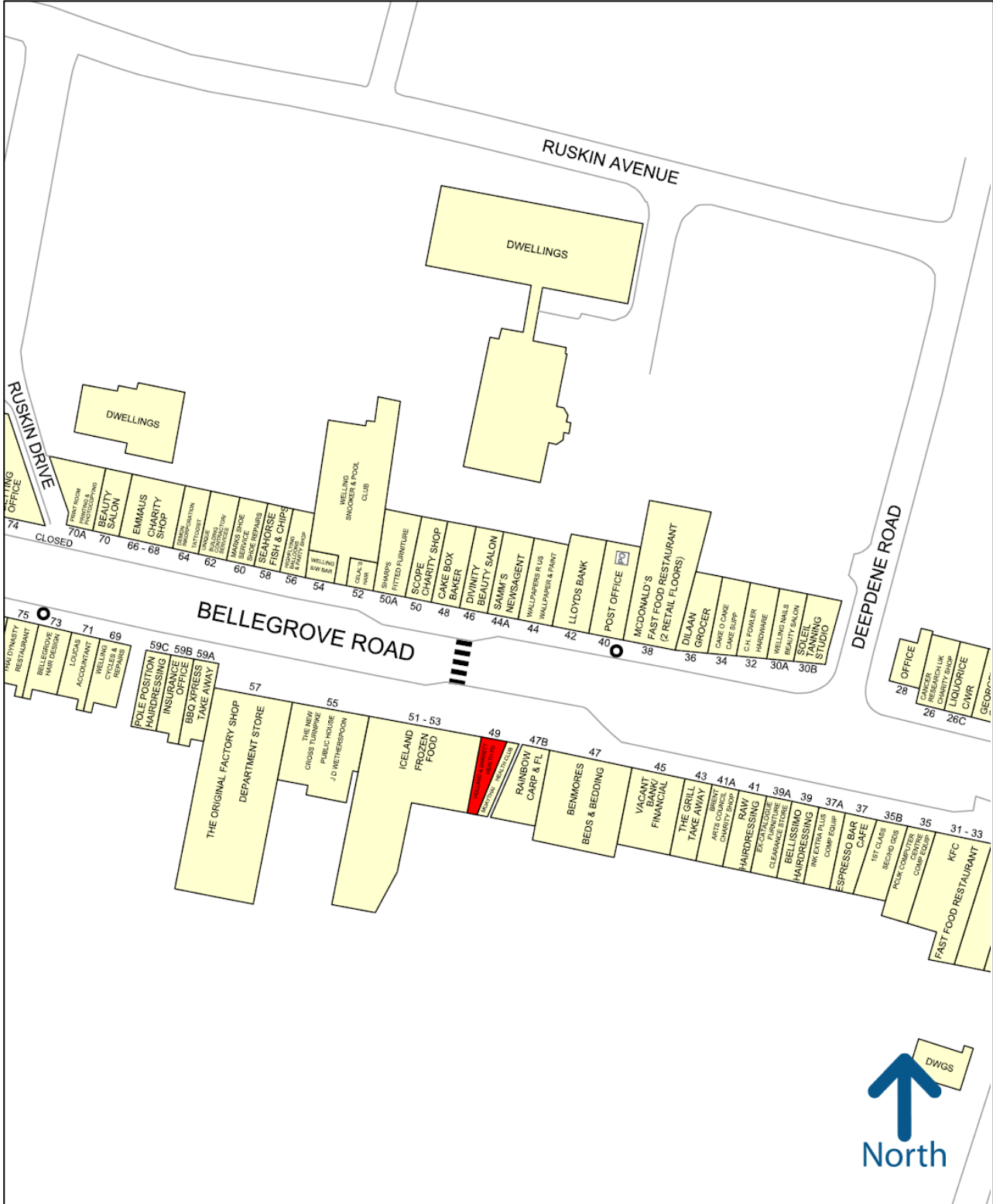
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