Location

Lewisham Shopping Centre is a 340,000 sq ft enclosed shopping mall at the heart of Lewisham Town Centre, benefitting from a footfall of approximately 185,000 per week.

The subject property is located on the North Mall opposite The Body Shop and close to Tiger, Costa, W H Smith and Clarks. Other retailers in the centre include H&M, Next, Marks & Spencer and TK Maxx.

Accommodation

<table>
<thead>
<tr>
<th>Floor</th>
<th>Sq ft</th>
<th>Sq m</th>
</tr>
</thead>
<tbody>
<tr>
<td>Ground</td>
<td>1283</td>
<td>119.24</td>
</tr>
<tr>
<td>First</td>
<td>442</td>
<td>41.08</td>
</tr>
<tr>
<td>Total</td>
<td>1725</td>
<td>160.32</td>
</tr>
</tbody>
</table>

Lease Term

The property is available for a term to be agreed, subject to 5 yearly upward only rent reviews.

Rent

£77,500 per annum exclusive.

Rates

<table>
<thead>
<tr>
<th>Description</th>
<th>Amount</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rateable Value</td>
<td>£52,000</td>
</tr>
<tr>
<td>Rates Payable (2016/17)</td>
<td>£25,844</td>
</tr>
</tbody>
</table>

Interested parties are advised to make their own enquiries to the Local Authority.

Service Charge

Further information available on request.

Energy Performance Certificate

Available upon request.

Costs

Each party is to be responsible for its own legal costs incurred in this transaction.

Viewing

Strictly by prior appointment via KLM Retail.

Contact

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