

## FOR SALE/TO LET

### 114 HIGH STREET HOUNSLOW TW3 1EA



#### Location

The property is situated at the eastern end of Hounslow High Street.

Neighbouring retailers include Primark, Argos, HSBC, Costa Coffee and Savers.

#### Accommodation

The premises are arranged over ground and first floors comprising the following approximate areas:

Ground Floor: 3,150 sq ft 293m<sup>2</sup>  
First Floor: 2,350 sq ft 218m<sup>2</sup>

#### Terms

The shop is offered on a freehold basis with vacant possession.

#### Price

£1,500,000.

**N.B.** Alternatively consideration will be given to a new lease at £85,000 p.a. exclusive.

#### Rates

The rateable value is £77,500.

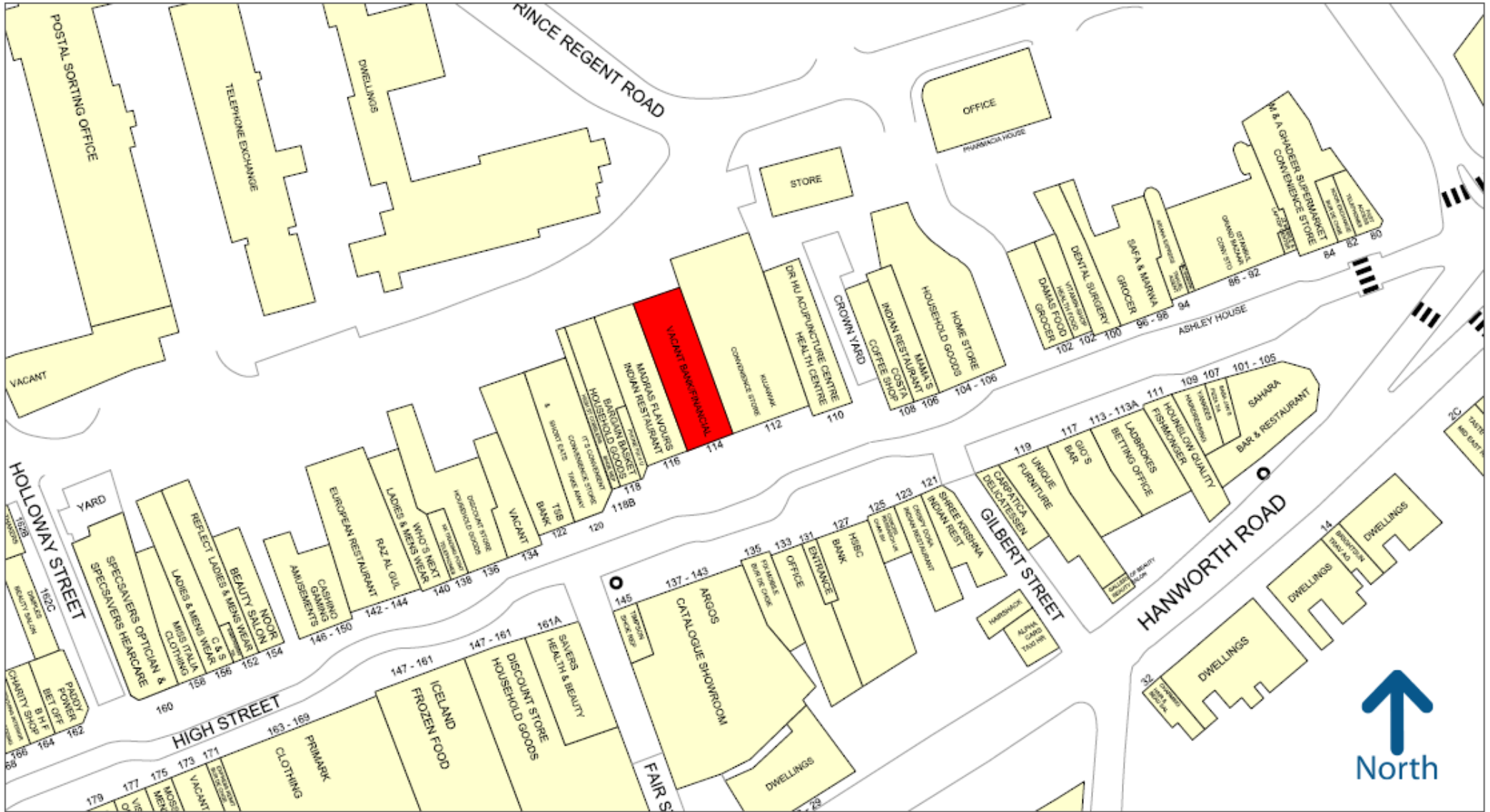
#### Legal Costs

Each side is to pay its own legal costs.

#### Viewing

Strictly by prior appointment through  
John Charles 07889 035155  
[jc@lcg.uk.com](mailto:jc@lcg.uk.com)

Misrepresentation act: the agents and the vendor take no responsibility for any error, misstatement or omission in these details. Measurements are approximate and for guidance only. These particulars do not constitute an offer or contract and members of the agent's firm have no authority to make any representation or warranty in relation to the property.



50 metres

Experian Goad Plan Created: 03/08/2021

Created By: LCG



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