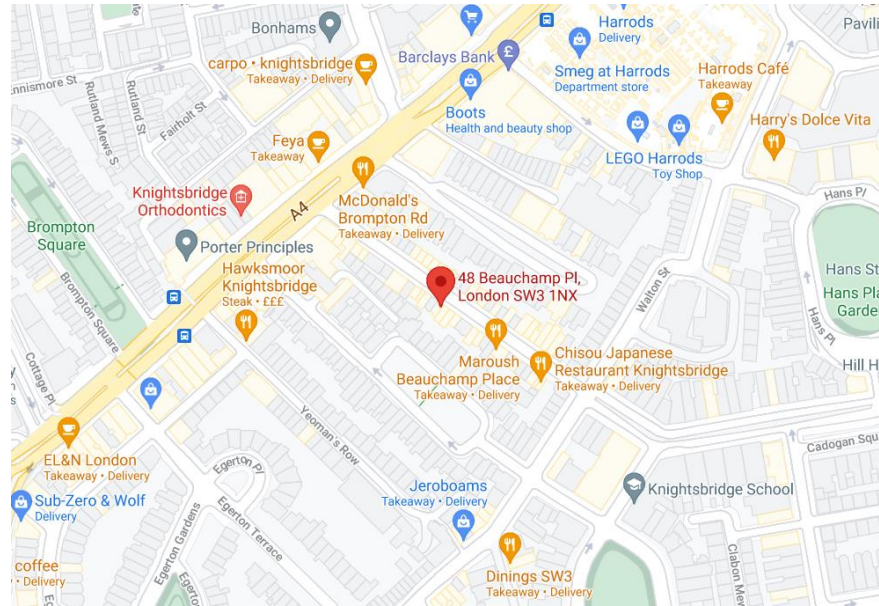


48 Beauchamp Place

1035 Sq ft / 96.15 sq m

Location	Located in the center of Beauchamp Place close to Brompton Road in the heart of Knightsbridge minutes walk from both South Kensington and Knightsbridge stations.	
	Nearby retailers / restaurants include San Lorenzo, Maroush, Pizza Express, H&Y Jewelry, Caroline Charles & HB Health.	
Floor Area	Basement	453 sq ft / 42.09 sq m
	Ground Floor	460 sq ft / 42.74 sq m
	Vaults	122 sq ft / 11.33 sq m
	Total	1035 sq ft / 96.15 sq m
Lease	A new full repairing and insuring lease for a term by arrangement. The lease will be contracted outside the Landlord and Tenant Act 1954 (part 2) as amended.	
Use	Class 'E' Use	
Rent	£75,000 per annum exclusive.	
Business Rates	Ratable Value	£79,000
	Rates Payable	£42,028 (2021–2022)
Legal Costs	Each party to be responsible for their own legal costs	
Viewing	Strictly by appointment though sole agents Ovington Property	
EPC	An Energy Performance Certificate is available upon request	





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These particulars are for general guidance only. Sizes dimensions descriptions and costs shown are approximate. Floorplan for guidance only, not to scale or valuation purposes. It must not be relied upon as a statement of fact. All measurements and areas are approximate.