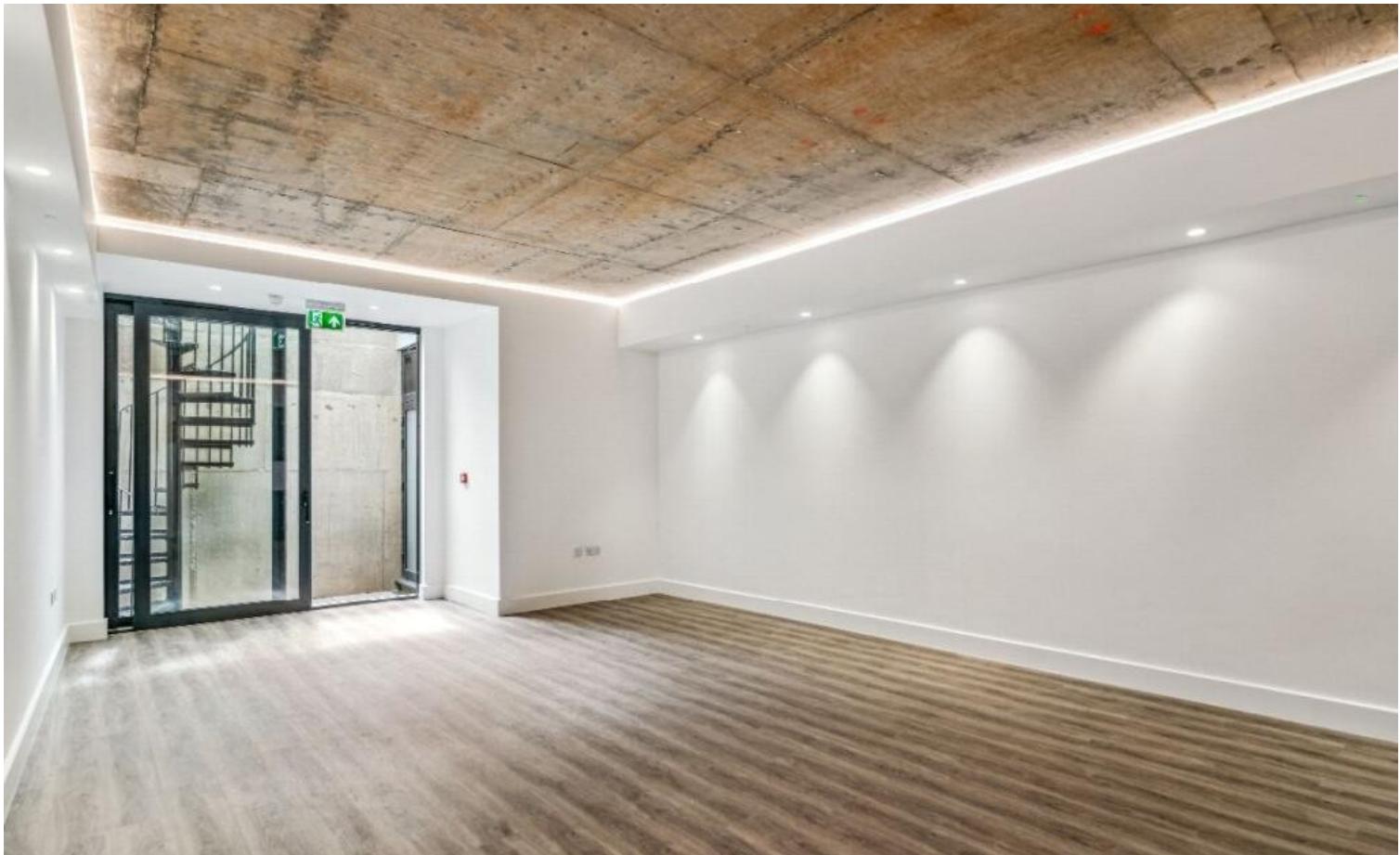


## 14 ST LEONARDS ROAD EAST SHEEN

Lower Ground Fl 543 sq ft / 50.42 sq m. Ground Fl 380 sq ft / 35.29 sq m.

Total 923 sq ft / 85.71 sq m



### ADDRESS

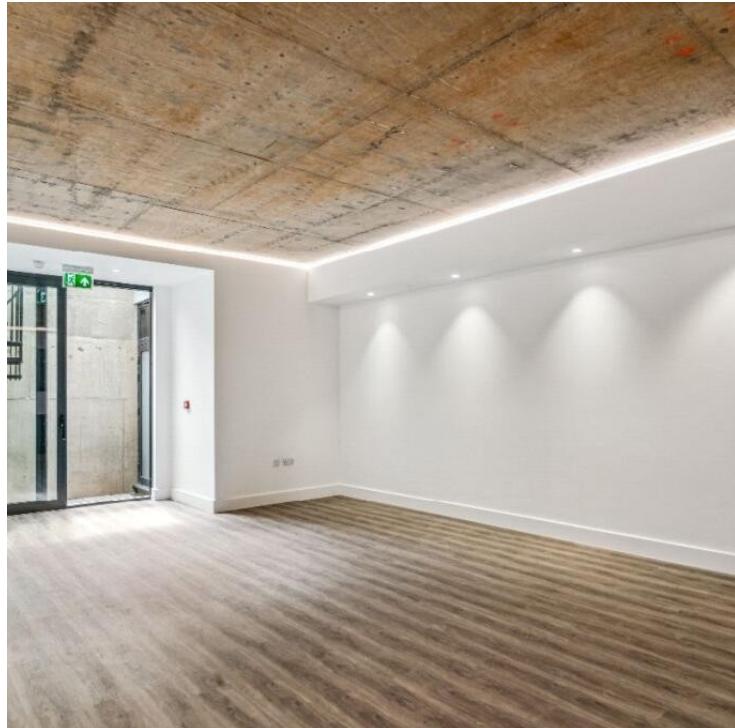
14 St Leonards Road  
East Sheen  
SW14 7LX

### DESCRIPTION

#### Commercial Unit For Sale or To Let

The building is located in East Sheen, on St Leonards Road, just off Sheen Lane. Mortlake mainline station which provides rail services to London Waterloo, is within a short walking distance from the property. The area is well served by shopping with many independent stores represented. Sheen town centre is nearby with major retailers. This new purpose-built commercial unit arranged over lower ground and ground floors, has been completed to an extremely high standard. The property benefits from a self-contained entrance with a patio area.

Dated: 13/02/2026



## SPECIFICATION

LED lights

Timber floor

Patio area

Open plan

2 x WCs

Kitchen area

Perimeter sockets

EPC: A

**Tenure** The unit is available on a new effective full repairing and insuring lease for a term by arrangement.

**Rent** £32,500 per annum exclusive

**Rates** On application

**Size** Lower Ground Fl 543 sq ft / 50.42 sq m.  
Ground Fl 380 sq ft / 35.29 sq m. Total 923 sq ft / 85.71 sq m

## CONTACT

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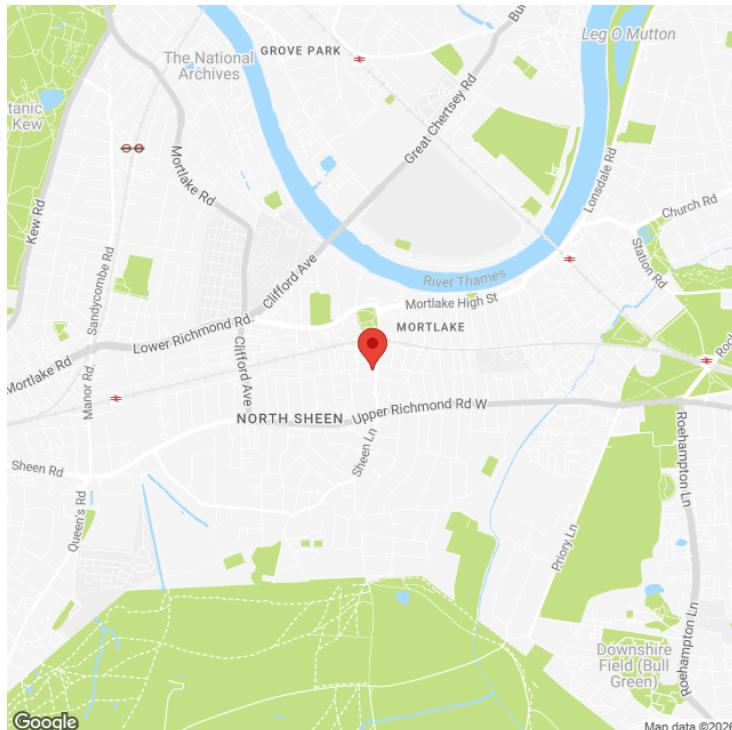
### Joshua Thompson

Trainee Surveyor

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**M** 07701 086242

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Dated: 13/02/2026

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