

**315 Upper Richmond Road West  
East Sheen  
SW14 8QR**



**1,355 Sq. ft (125.99 Sq. m) approx.**

**COMMERCIAL UNIT**

**FOR SALE**

**0208 332 7788**

Suite A, 1 Hill Rise, Richmond upon Thames TW10 6UQ

[www.michaelrogers.co.uk](http://www.michaelrogers.co.uk)

**Location:**

The unit is situated on Upper Richmond Road West close to its junction with Palewell Park in a prime location in East Sheen. Numerous local shops and cafes are close by. Mortlake Rail Station is some 0.5 miles away.

**Description:**

The accommodation is arranged over ground floor and basement. There is also external storage of some 432 Sq. Ft 46.20 Sq. m. The unit benefits from a kitchen, office and WC.

The shop is largely rectangle and there may be some rear development potential.

**Accommodation:**

FLOOR	SQ FT		SQ M
Ground	858		79.79
Basement	497		46.20
<b>TOTAL</b>	<b>1,355</b>		<b>125.99</b>

**Lease:**

The current lease expires on 26<sup>th</sup> August 2026, and the tenant will be vacating.

**Price:**

Upon application.

**Business Rates:**

The rateable value for 2026/27 is £26,750 giving rates payable of £10,218.50 per annum exclusive. Interested parties are advised to make their own enquiries with the Valuation Office Agency.

**Energy Performance Certificate:**

Upon application.

**Anti Money Laundering:**

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**For further information please contact sole agents:**

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Subject to Contract April 2026

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