

**60 Fulham Road****Fulham, London, SW3 6HH**

Highly desirable retail opportunity

770 sq ft
(71.54 sq m)

- Highly prominent Retail Space.
- Stunning, Grade 'A' internal fit-out.
- Surrounded by Premium Designers.
- Super glazed frontage.
- Arranged across Grd & Basement.
- Access to private parking.
- Available immediately.

60 Fulham Road, Fulham, London, SW3 6HH

Summary

Available Size	770 sq ft
Rent	£65,000 per annum
Business Rates	Upon Enquiry
EPC Rating	C (53)

Description

A rare opportunity to acquire a well-positioned retail unit on one of Central London's most prestigious high streets. Situated at 60 Fulham Road, this unit offers flexible ground floor space with excellent branding potential, making it ideal for a variety of occupiers including retail, showroom, wellness, gallery, or café use (Use Class E).

The space features a modern glass frontage with excellent visibility to passing foot and vehicle traffic. The interior offers a clean, open-plan layout, that has been fitted to an extremely high standard allowing an incoming operator a perfect canvas to build upon.

Surrounded by high-end boutiques, design studios, fine dining, and premium lifestyle brands, this location is particularly well-suited to occupiers seeking to align themselves with Chelsea's affluent and design-conscious demographic.

Location

60 Fulham Road occupies a prime position in the Royal Borough of Kensington & Chelsea, close to the junction with Old Church Street. The immediate area is home to a curated mix of fashion retailers, interior design showrooms, galleries, medical specialists, and upscale cafés.

Excellent nearby attractions and landmarks include:

- Chelsea Farmers Market
- South Kensington Station (10-minute walk)
- The Royal Marsden Hospital & Chelsea and Westminster Hospital
- Short distance to King's Road and South Kensington Museums Quarter

Strong transport connectivity, affluent local catchment, and heavy footfall from both local residents and destination shoppers make this a highly desirable retail address.

The PTAL Rating is 6a.

Terms

Price: £65,000 per annum exclusive.

Rateable Value: £44,500.

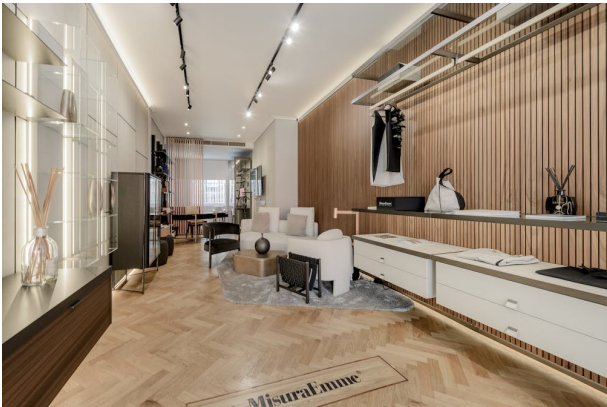
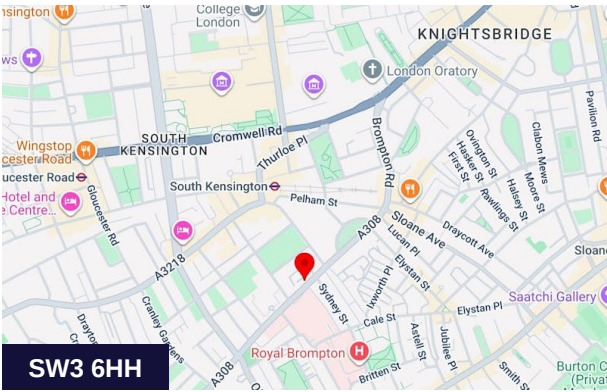
Rates Payable: c.£22,205.50. Please confirm this with the local authority (Royal Borough of Kensington & Chelsea).

EPC: C (53).

Possession: Full vacant possession immediately upon completion of legal formalities.

Lease Terms: Assignment of the existing lease expiring 6th March 2033.

Legal Costs: Each party is to bear their own legal costs.



Viewing & Further Information



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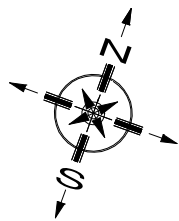


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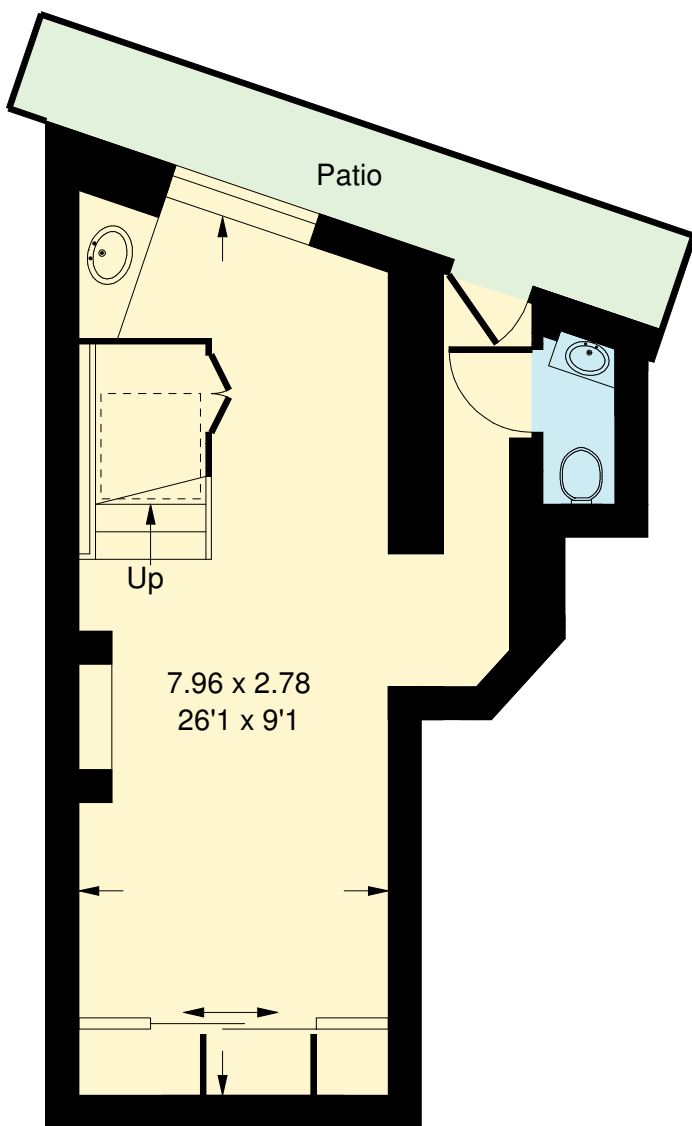
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Fulham Road, SW3

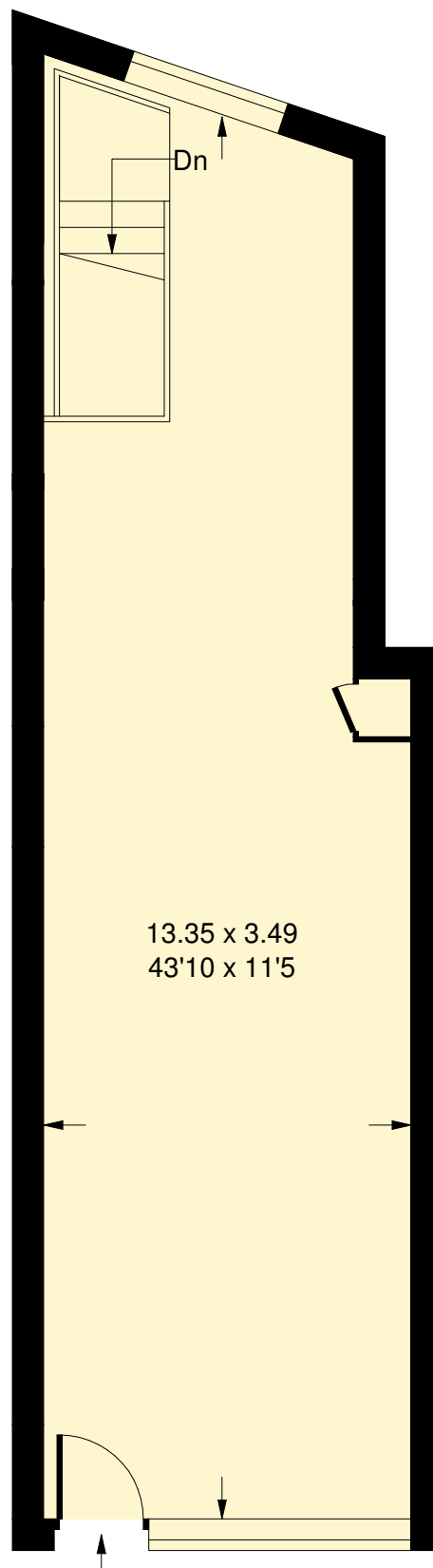
Approx. Gross Internal Area
71.6 sq m / 770 sq ft



 = Reduced headroom
below 1.5 m / 5'0



Basement



Ground Floor

Whilst every attempt has been made to ensure the accuracy of the floor plan, measurements are approximate and not to scale.
No guarantee is given on the total square footage of the property quoted on the plan. Figures given are for guidance.
Plan is for illustration purposes only, not to be used for valuations.