



To let

Retail Unit,
Cannon Street Station, EC4N



 The TfL Property Company

Cannon Street Underground and railway station is situated in the City of London's core, within Zone 1 of the Underground network. It handles over 3 million passengers each year and is served by the District and Circle lines, as well as National Rail services through London Bridge

Nearby operators include Marks & Spencer, Leon, The Candlemaker, Hawes & Curtis, Boots and Pret & Manager.

Zone 1

London Underground station

3.79 million
Annual Station Footfall



Description:

The property benefits from a return frontage and is arranged entirely at ground level.

Unit Size:

668 sq ft (62 sq m).

Services:

Power, Water & Drainage.

Usage:

Retail, F&B or Services.

Lease:

5-year lease, contracted outside the Landlord & Tenant Act.

Annual RPI +1% for the rent review applicable.

Rent:

The rent payable to be an agreed base rent or an agreed percentage of gross turnover, whichever is the higher and will be net of VAT and exclusive of rates.

Rates:

Interested parties are advised to contact the VOA directly for more information.

Legal Costs:

Each party is to be responsible for their own legal costs.

Offers:

Interested parties will be expected to provide a full business case with financials.

ALL ENQUIRIES:

Victoria Davies
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Maia Walker
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 **CUSHMAN & WAKEFIELD**

