

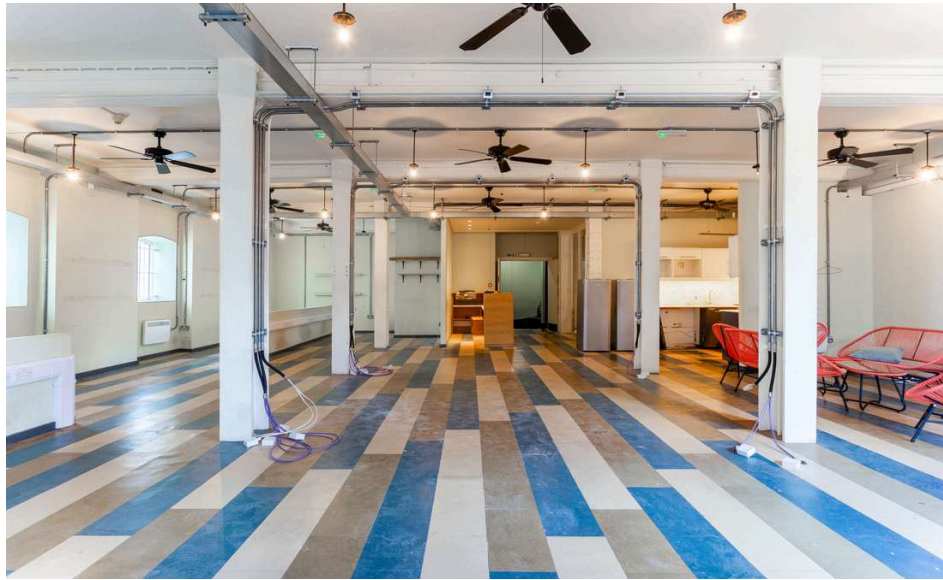
**LEWIS
&CO**

CHELSEA REACH
79/89 LOTS ROAD
LONDON
SW10 0RN



CHELSEA REACH
79-89 LOTS ROAD, CHELSEA,
SW10 0RN

E CLASS SUITES TO LET
99-5,055 SQ FT



CHELSEA REACH

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LEWIS &CO

DESCRIPTION

The property comprises E-class office suites of various sizes to accommodate your business needs.

The suites benefit from kitchenette units, on site parking and 24 hour access.

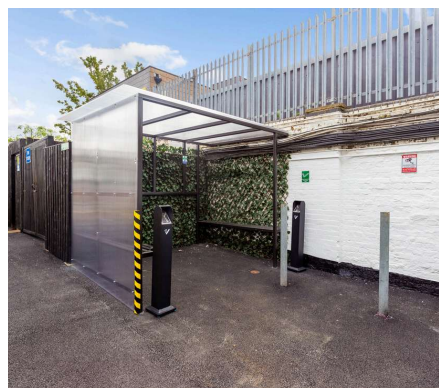
LOCATION

Chelsea Reach is conveniently located just a five minute walk from Imperial Wharf train station which offers connections to Shepherd's Bush, Stratford and Clapham Junction. Fulham Broadway tube station is also within walking distance of the property.

In addition to the excellent transport links, there are also many food outlets selling lunches within the immediate vicinity. The River Thames is also just a few minutes walk away



MISREPRESENTATION ACT- The particulars contained in this brochure have been produced in good faith, are set out as a general guide and do not constitute the whole or part of any contract. All liability, negligence or otherwise, arising from the use these particulars is hereby excluded. Compiled December 2022.

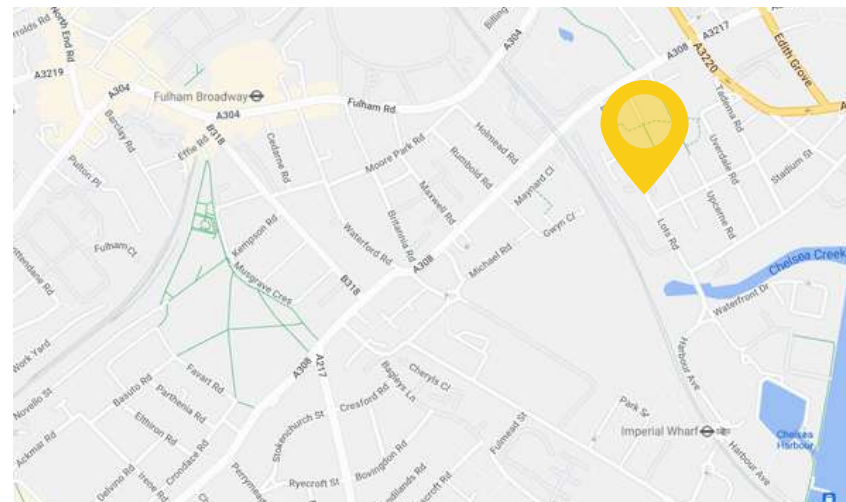


SPECIFICATION

- Flexible terms available.
- On site parking available.
- Excellent transport links.
- 24 hr access.

FLOOR AREAS

Floor / Suite	sq ft	sq m
Ground Unit GO	2,491	231
First Floor Unit 1L	1,239	115
Fourth Floor R1/R2	496	46
Fourth Floor Unit R3	218	20
Fourth Floor Unit R4	260	24
Fourth Floor Unit R7a	151	14
Fourth Floor Unit R8	101	9
Fourth Floor Unit R9	99	9
Total	5,055	468



TERMS

Available on a new lease up to 5 years.

RENT

On application.
Fourth floor - £45 per sq ft all inclusive.

RATES

Interested parties are advised to make their own enquiries with the local authority.

SERVICE CHARGE

Available upon application.

EPC

Available upon application.

VIEWING

Strictly by appointment through the sole agents.

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