



53 Rupert Street, London, W1D 7PQ

Location

The premises are located on the pedestrianised section of Rupert Street, between Brewer Street and Shaftesbury Avenue in Soho. Soho has a vibrant late-night market, benefits from a high footfall of office workers, tourists and residents and is a popular 7 day trading location throughout the daytime and evenings. The premises are located close to Rupert Street Food Market, Piccadilly Station and Leicester Square Station. For a better understanding of the location please review [Google Street View](#).

Description

The premises are fully fitted and are arranged over ground floor and basement. The ground floor provides bar servery, extraction and approximately 28 covers. The basement consists of storage, prep room and WC's.

We understand the gross approximate areas to be as follows:

Ground	72 sq m	775 sq ft
Basement	28 sq m	301 sq ft
Total	100 sq m	1,076 sq ft

Tenure

The premises are available by way of a new lease for terms to be agreed at a quoting rent of £125,000 pax.

Planning

The premises benefit from E Class Use (A3).

Licensing

There is a premises licence in place allowing the sale of alcohol at the following times.

Monday to Thursday	12.00pm - 23.00pm
Friday to Saturday	12.00pm - 00.00am
Sunday	12.00pm - 22.30pm

Further Details

An EPC has been commissioned and can be made available on request.

Unless otherwise stated, each party is to bear its own legal costs, VAT may be applicable, and possession will be available upon completion of legal formalities.

Viewing is strictly by prior appointment with sole agent Davis Coffey Lyons: dcl.co.uk

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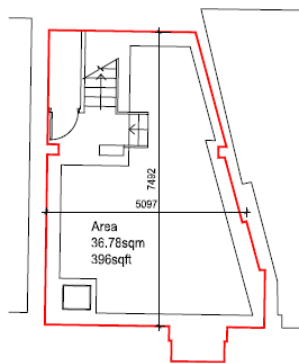
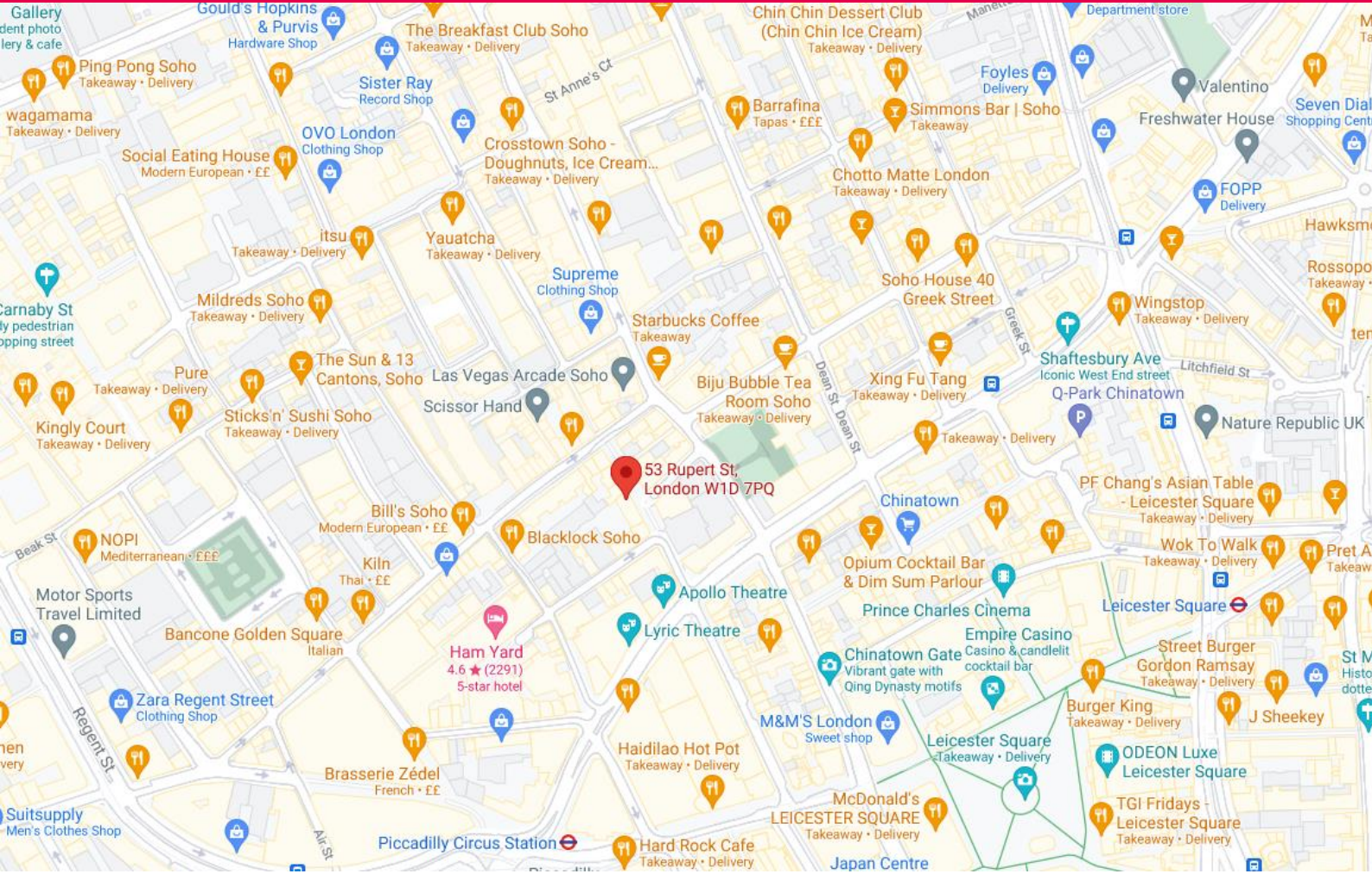
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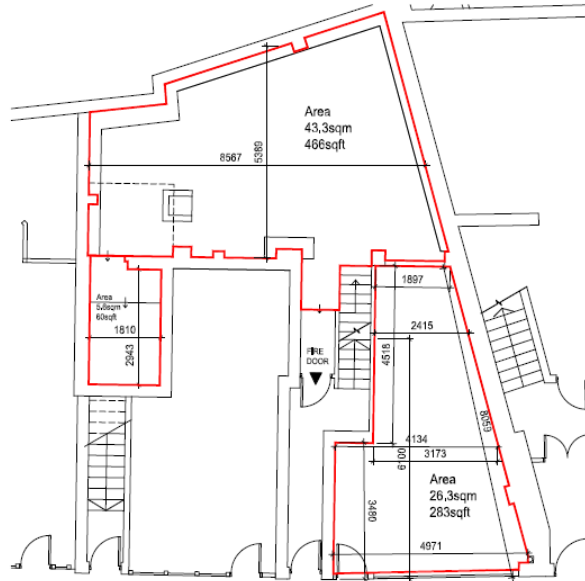
NEW LEASE – RUPERT STREET, SOHO W1D

FULLY FITTED 1,076 SQ FT RESTAURANT OPPORTUNITY (E CLASS)



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BASEMENT PLAN



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GROUND FLOOR PLAN

**53 RUPERT STREET
W1D 7PG
SCALE 1:100@A4**



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