

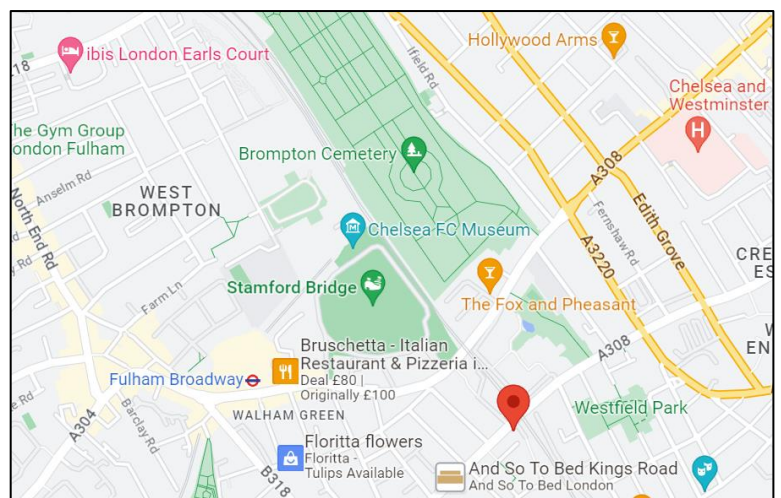


The Kings House 541 Kings Road, London SW6 2EB

### Summary

- Free of Tie Pub Lease for sale.
- Rear enclosed beer garden.
- First floor trading.
- Great opportunity to develop trade.

### Leasehold offers Invited



Viewing is strictly by prior appointment with sole agents  
Davis Coffey Lyons: [dcl.co.uk](http://dcl.co.uk)

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**Location**

The property is situated on the Kings Road in a densely populated residential and commercial area.

To the rear of the property there has been significant residential development.

Fulham Broadway is in close proximity. [Google Street View](#)



**Business Rates**

The property is listed in the VOA business rates list as having a rateable value of £100,900 as of the 2023 Listing.

**Licensing**

The Premises Licence permits the sale of alcohol from:

Sunday to Thursday	11:00am to 23:00pm
Friday to Saturday	11:00am to 02:00am

**The Property**

A two-storey brick building with painted elevations. The property has recently been fully refitted.

To the rear of the property is a substantial beer garden.



**Price**

Leasehold offers invited.

**Legal Costs and Confidentiality**

Each party is to bear their own legal costs incurred in this transaction. All prices quoted may be subject to VAT provisions.

**Viewings**

All viewings should be arranged through the sole agents, Davis Coffey Lyons.

**Lease**

A Wellington Pub Company lease for a term of 20 years from 6 August 2012 expiring in 2032 at a current rent of £115,00pa.

Next rent review August 2023.



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